

FRANKLIN COUNTY MIDDLE SCHOOL FIELD HOUSE
Carnesville, Georgia

Bid Package One (1) through Fourteen (14)

Construction Manager: Charles Black Construction Company, Inc.
P.O. Box 960
1955 Highway 129 South
Cleveland, Georgia 30528
Tel: (706) 865-3155
Fax: (706) 865-7032

Owner: Franklin County Schools
280 Busha Road
Carnesville, Georgia 30521

Architect Robertson Loia Roof
Architects & Engineers
3460 Preston Ridge Road, Suite
275 Alpharetta, GA 30005
Fax: 678-319-0745

Bid Documents

- Advertisement for Bids
- General Package Notes
- Construction Manager's Special Conditions
- Proposal Form
- Description of Bid Package(s)
- Project Manual and Specifications as prepared by the Architect, entitled Franklin County Middle School Field House, Carnesville, Georgia. Drawings as prepared by the Architect, entitled Franklin County Middle School Field House, as labeled on title page.
- All addenda as issued by the Architect and Construction Manager.
- General Conditions for the Contract for Construction, AIA Document A201, Current Edition. This document is by reference only.
- Instructions to Bidders, AIA Document A701, Current Edition. This document is by reference only.

***** A THOROUGH REVIEW OF THE BID PACKAGE DESCRIPTIONS
AND BIDDING DOCUMENTS IS REQUIRED PRIOR TO
SUBMITTING BIDS. *****

ADVERTISEMENT FOR BIDS

Bid Package One (1) through Fourteen (14)

Project: Franklin County Middle School Field House
Owner: Franklin County Schools
Architect: Robertson Lia Roof
CM: Charles Black Construction Company, Inc.

Contractors are invited to submit lump sum bids for Bid Package One (1) through Fourteen Number (14), Franklin County High School Field House.

Sealed bids will be received by the Construction Manager until **3:00 p.m., February 21, 2019**, at the **Office of the Construction Manager, Charles Black Construction Company, Inc., 1955 Highway 129 South, Cleveland, Georgia 30501**. Bids must be submitted in Duplicate on the Construction Manager's Proposal Form along with a 5% Bid Bond if required by the Bid Package. **No Faxed or E-Mailed Bids Accepted.**

A thorough review of the bid package description and bid documents are required prior to submitting bids.

The form of agreement will be AIA Document A401, 2017 Edition, between the Construction Manager and the Successful Bidder.

Bidding Documents are available for the COST OF REPRODUCTION from:

AGC Plan Room/Gainesville Whiteprint
312 Bradford Street, NW
Gainesville, Georgia 30501
(770) 534-2086

Documents will be available for review at the following locations.

Charles Black Construction Company, Inc.
1955 Highway 129, South
Cleveland, Georgia 30528

Dodge Data & Analytics
www.construction.com

Construct Connect
www.constructconnect.com

*****CONTINUED ON NEXT PAGE*****

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

ADVERTISEMENT FOR BIDS
INDEX TO BID PACKAGES

Bid Pkg Number	Bid Package Name	Bid Date
1	Site Grading	February 21, 2019
2	Concrete	February 21, 2019
3	Masonry	February 21, 2019
4	Miscellaneous Carpentry/Wood Truss System	February 21, 2019
5	Metal Roof Panels	February 21, 2019
6	Hollow Metal Door, Frames, Hardware & Installation	February 21, 2019
7	Aluminum Storefronts, Glass & Glazing	February 21, 2019
8	Drywall	February 21, 2019
9	Resilient Flooring	February 21, 2019
10	Painting	February 21, 2019
11	Specialties	February 21, 2019
12	Plumbing	February 21, 2019
13	H.V.A.C.	February 21, 2019
14	Electrical	February 21, 2019

See Bid Package Description, General Package Notes & Construction Manager's Special Conditions Prior to Pricing

Allen L. Mauney, III, Project Manager
Charles Black Construction Company, Inc.
P.O. Box 960 * 1955 Highway 129 South
Cleveland, Georgia 30528

The Construction Manager and Owner reserve the right to reject any and all bids and to waive technicalities.

******END OF ADVERTISEMENT FOR BIDS******

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

GENERAL PACKAGE NOTES

- **It is the responsibility of the proposers to check for Addenda issued and to include all Addenda in their pricing.**
- Specification sections as referenced to in the bid package descriptions are for the convenience of bidders and in no way eliminates work required under the described package. Prospective bidders shall notify the Construction Manager if inconsistencies or discrepancies are discovered. Clarifications will be made upon written receipt of the Construction Manager prior to Five (5) Days of bid date.
- Special attention is called to the General Conditions, Supplementary Conditions, General Requirements, General Package Notes and Construction Manager Special Conditions of the Project Manual as these requirements are to be followed for all bid packages.
- Bidders of all packages shall include the pricing of any alternates affecting their work.
- Any contractor penetrating a partition, floor or other work shall be responsible for the coordination, patching, and fire stopping.
- Bidders certify that in submitting their proposal that they have thoroughly reviewed the contract documents, compared all documents to each other, visited the site, made allowances for the cost of the work and reported any discrepancy prior to submitting their proposal.
- Any contractor who demolishes a surface to install new work shall patch back to the surface's original condition if no new work is to be installed on that surface. If new work is to be installed on the patched surface, patching is required to adequately receive the new finish.
- Any contractor disturbing any exterior work is responsible for its replacement.
- **Bid Bond** – Special attention is called to bid packages requiring Bid Bonds. All Bid Bonds will be in the amount of 5% of bid and the bonding company shall be a surety company certified on the United States Department of the Treasury's Listing of Approved Sureties (Department Circular 570), and rated no less than "A" by A.M. Best ratings agency and acceptable to the Construction Manager. The form of bond shall be AIA Document A310, Current Edition.
- **Payment & Performance Bond** – Special attention is called to bid packages requiring payment and performance bonds. All bonds are 100% Performance and Payment Bonds and the bonding company shall be a surety company certified on the United States Department of the Treasury's Listing of Approved Sureties (Department Circular 570), and rated no less than "A" by A.M. Best ratings agency and acceptable to the Construction Manager. Bonds to be submitted with Seven (7) Days of award of contract.
- Upon submission of proposal, bidders certify that they are skilled in the trade of which they are proposing and will furnish acceptable references for a period of the last **Five (5) Years**.
- Special attention is called to the fact that this is a **FAST TRACK PROJECT**.
- Retainage of Ten Percent (10%) will be held on all bid packages. A reduction in retainage may occur per state law and with consent of the Architect, Construction Manager & the Owner.
- **Pay Requests are DUE to the Construction Manager on the 25th of each month.**

(General Package Notes Continued on Next Page)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

GENERAL PACKAGE NOTES (CONTINUED)

- **Change Orders:** All change orders will include the cost of the work on site plus a maximum of 15% overhead and profit for work performed with a contractor's own forces and 7 1/2 % for subcontract work. A detailed breakdown shall be submitted.
- All proposals shall include applicable business licenses, permits, impact fees, tie-in fees, and other requirements of the local and state governing authority.
- Any contractor disturbing a grassed or finished site area shall restore the area to its original condition.
- All proposals for the bid packages shall include competent supervision, material, taxes, installation, permits, fees, cleanup, debris removal and incidental items of cost to perform the work as described in the packages. Although reference is made to the specification sections in the package descriptions, all bids for the designated packages shall include all Bid Documents and subsequent addenda.
- All bid packages shall include fire stopping of their work.
- Any contractor disturbing existing soils shall compact areas back per the Project Specifications – Earthwork.
- All bid packages shall include progressive clean up and debris removal from the site daily, along with final clean up.
- The existing campus and buildings shall be kept operational at all times.
- There will be no contact with students. This includes verbal or physical contact. Any person having contact will be expelled from the site immediately and for the duration of the project.
- PROPOSERS MUST COMPLETE ONE BID PROPOSAL FORM FOR EACH BID PACKAGE. Proposer must submit a sealed envelope containing the original and a duplicate of the proposal form for each bid package. Each additional bid package proposed on must be in a separate sealed envelope containing the original and a duplicate. Each sealed envelope must be labeled with proposer name, Franklin County Middle School Field House, bid package number and name.
- All proposers must comply with the bid package description.
- Must not interrupt school activities and utilities.
- Trade contractors shall provide onsite supervisor acceptable to the Construction Manager. This on site supervisor is the only person the Construction Manager's Job Superintendent will give instructions to and coordinate all the work on this project. The Trade Contractor's Supervisor cannot be replaced without the consent of the Construction Manager.
- Completion Date: See Schedule of Work.
- **NO FAXED BIDS:** It shall be sealed bids only.
- **BIDDERS NOTE:** WHEN ORDERING PLAN DRAWINGS AND/OR SPECIFICATION SECTIONS, IT IS YOUR RESPONSIBILITY TO REVIEW THE CONTRACT DOCUMENTS AND SELECT THE REQUIRED DRAWING PAGE NUMBERS AND/OR SPECIFICATION SECTIONS YOU NEED.
- **ALL PROPOSERS AGREE THAT TIME IS OF THE ESSENCE.**

******END OF GENERAL PACKAGE NOTES******

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

CONSTRUCTION MANAGER'S SPECIAL CONDITIONS

Proposers understand that this is a fast track, team oriented project where time is of the essence and agree to adhere to the Construction Manager's Progress Schedule as developed at On-Site Meetings. Proposers agree to the following:

- In the event of a tie bid, the Owner elects to award the subcontract to the local subcontractor. Should the tie be between multiple local subcontractors or multiple non-local subcontractors, then in that event, the Owner elects to award the subcontract via the "lot" method. (Coin Toss) Please note that the term "local" is herein defined as being located within the same County as the Owner.
- Report any discrepancy in documents immediately to the Construction Manager.
- Utilize a project team approach.
- Submit shop drawings and submittals within **Thirty (30) Days** of contract award, unless noted otherwise.
- Execute subcontracts and provide certificates of insurance and payment and performance bond within **Three (3) Days** of contract award.
- Begin work on site within **Five (5) Days** of Notice to Proceed.
- Submit all closeout documents within **Ten (10) Days** of Substantial Completion.
- Attend weekly or bi-weekly on site progress meetings with the Proposer's Project Manager and Job Foreman as scheduled by the Construction Manager.
- Furnish Twenty-Four (24) Hour telephone numbers for Proposer's Project Manager and Job Foreman in case of emergency.
- Advise and Consult with Construction Manager regarding the availability of materials, cost analysis, scheduling, and value engineering.
- Develop and maintain a safety program as well as follow the safety program of the Construction Manager.
- Provide Construction Manager with SDS Data as well as your Safety Plan within **Five (5) Days** of Contract Award. Must be provided prior to personnel being onsite.
- Provide a Drug-Free and Alcohol Free Work Place.
- In the event OSHA or other inspecting authority levies a fine against Construction Manager due to violation(s) of a subcontractor, the subcontractor in violation of codes and regulations shall be responsible for the fine levied against the Construction Manager.
- Abide by all laws, ordinances, codes, and schedule inspections through Local Inspection Department and the Architect/Engineer.

**** Note: New Special Conditions regarding Safety above****

(Construction Manager's Special Conditions Continued on Next Page)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

CONSTRUCTION MANAGER'S SPECIAL CONDITIONS (CONTINUED)

- Furnish all insurance as required by law, the Project Manual, Bid Documents and per the following:

Workers' Compensation & Employers Liability Insurance

This insurance will pay the subcontractor's obligations under appropriate worker's compensation statutes, covering all employees who perform any of the obligations of the Subcontractor under this Subcontract.

Employers Liability coverage shall provide limits of at least \$100,000 each accident for bodily injury and \$100,000 each employee for disease. The policy limit for disease shall be at least \$500,000.

Commercial General Liability Insurance

The insurance must be written on an "occurrence" basis, responding to claims arising out of occurrences which take place during the policy period. The commercial general liability form should provide limits of at least the following:

\$1,000,000 each occurrence for bodily injury and property damage
\$1,000,000 each incident for personal and advertising injury
\$1,000,000 products-completed operations aggregate
\$1,000,000 general aggregate.

The general aggregate limit shall apply separately to each project. The products and completed operations coverage is to be maintained for a period of at least 2 years following the completion of the work. ISO Form CG 22 94 or its equivalent language (removing the subcontractor exception from the "Your Work" exclusion) shall not be used. There shall be no separate exclusion for liability arising out of explosion, collapse and underground hazards (XCU) or subsidence, if the scope of subcontractors work involves digging, excavation, grading, or use of explosives. Any deductibles under this policy must be disclosed and will be fully assumed by the subcontractor.

Business Automobile Liability Insurance

This insurance shall apply to any auto, including all owned, hired and non-owned vehicles to a combined single limit of at least \$500,000 each accident (or split limits of at least \$250,000 each person/\$500,000 each accident/\$100,000 property damage). Any deductibles under this policy must be disclosed and will be fully assumed by the subcontractor.

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

Business Automobile Liability Insurance

The Subcontractor, in its agreements with subcontractors, shall require subcontractors to obtain insurance meeting the minimum limits and incorporating the contractual requirements prescribed by this Section.

Charles Black Construction Company, Inc., the owner and (other requested entities) are Additional Insured's under the Commercial General Liability, Auto Liability and Umbrella Policies (if applicable) on a primary and non-contributory basis and such coverage shall comply with the provisions of standard ISO endorsement forms CG2010 (07/04) for ongoing operations and GC 2037 (07/04) for completed operations or their equivalent. A Waiver of Subrogation in favor of the above listed parties shall apply to all policies required under the Subcontract.

Insurance shall be placed with insurers with an A.M. Best rating of not less than A-

- **Proposer must participate in a federal work authorization program in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91 and upon contract award, must execute a Subcontractor's Affidavit verifying compliance. Affidavit shall be provided by Construction Manager. A copy is available upon request.**
- **Pay Requests** – Pay requests are to be submitted on the Construction Manager's form no later than the 25th of each month along with an approved schedule of values.
- **Change Orders** – All change orders will include the cost of the work on site plus a maximum of 15% overhead and profit for work performed with a contractor's own forces and 7 1/2% for subcontract work. A detailed breakdown shall be submitted.

**** PROPOSERS AGREE THAT TIME IS OF THE ESSENCE. ****

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

SCHEDULE OF WORK

The construction phase involves completing the Franklin County Middle School Field House per the Construction Manager's schedule. Substantial completion for the building is **JULY 5, 2019**.

**** PROPOSERS AGREE THAT TIME IS OF THE ESSENCE. ****

NO FAXED OR EMAILED BIDS ACCEPTED

BID PROPOSAL FORM

FRANKLIN COUNTY MIDDLE SCHOOL
FIELD HOUSE
Carnesville, Georgia

Bid Package Number: _____

Bid Package Description: _____

Bid Date: _____

Contractor: _____

Address: _____

Telephone: _____

Fax: _____

Federal I.D. #: _____

Charles Black Construction Company, Inc.
P.O. Box 960
Cleveland, Georgia 30528

Base Bid

The undersigned agrees, having familiarized himself with the local conditions affecting the cost of the work, visiting the site and carefully examining the bid documents to furnish all labor, materials, equipment and services to execute **Bid Package Number** _____ for the stipulated sum of _____ Dollars (\$ _____)

Alternates (If Applicable)

Alternate Number: _____ add/deduct: \$ _____

Alternate Number: _____ add/deduct: \$ _____

Time

Proposers agree to have all work completed per the schedule of work.

Bid Time Limitations

It is understood that this proposal is subject to acceptance and may not be withdrawn for a period of Thirty (30) Days from Bid Date.

Bid Proposal Form

Contract Execution

Upon notification of acceptance of this proposal, the undersigned agrees to execute, within Three (3) Days, the specified contract and to provide Payment and Performance Bond if applicable.

Addenda

The undersigned acknowledges receipt of addendum (addenda):

Addendum Number _____ dated _____

Addendum Number _____ dated _____

Addendum Number _____ dated _____

Addendum Number _____ dated _____

Addendum Number _____ dated _____

Submitted By:

Contractor: _____

By: _____

Print Name: _____

Title: _____

E-Mail: _____

SUBMIT IN DUPLICATE, ALONG WITH BID BOND (IF REQUIRED), IN A SEALED ENVELOPE MARKED AS FOLLOWS:

BID

BID PACKAGE NUMBER: _____

BID PACKAGE DESCRIPTION: _____

FRANKLIN COUNTY MIDDLE SCHOOL FIELD HOUSE

Be sure the proposers name and address also appear on the envelope and deliver to:

**Charles Black Construction Company, Inc
1955 Highway 129 South
Cleveland, Georgia 30528**

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
PKG
NO.**

**BID
PKG
DESCRIPTION**

1

SITE GRADING

Provide supervision, layout and engineering, shop drawings, labor, material, equipment and other incidental items of cost to complete ALL SITEWORK as shown on the Civil (C) Drawings and Bid Documents, including but not limited to, the following:

- **5% Bid Bond Required. (See Construction Manager's General Package Notes)**
- **100% Payment & Performance Bond Required (See Construction Manager's General Package Notes)**
- Site preparation, clear and grub, site clearing, demolition and tree protection. Dispose of debris offsite.
- All saw cutting and demolition of existing sidewalks shown on plans is to be part of this bid package. (This including cutting and removal of concrete required for the installation of utility lines that are part of this package. Pour back of concrete will be by others)
- All work to re-grade at existing sidewalks is part of this bid package
- Provide all testing and notifications prior to demolition.
- Provide additional 500 lf of Type C silt fence located as directed by the Construction Manager, Owner or Architect/Engineer.
- All Earthwork, Grading, including Finish Grading, to sub-grade and finished contours.
- Striping (Pavement Markings)
- Traffic and Handicap Signage.
- Layout, engineering and (Includes temporary and final striping at Construction Entrances) staking all to complete this package.
- Erosion control, soil stabilization, slope protection and their maintenance until stabilization and acceptance by the Construction Manager.
- This package includes all work required to abide by the requirements of the Manual for Erosion and Sediment Control in Georgia.
- Temporary and permanent grassing to all disturbed areas and its maintenance until acceptance.
- Construction entrance and exit maintenance until acceptance.
- Be sure to visit the site to verify existing elevation and topo prior to bid.
- Employ a registered Engineer or Surveyor, whom the Construction Manager and Architect have no objection to, verify finish grades, set building corners, install a benchmark on the completed building pad.
- Storm Sewage System- Include all structures, tops, piping

(SITE GRADING CONTINUED ON NEXT PAGE)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
PKG
NO.**

**BID
PKG
DESCRIPTION**

1

SITE GRADING (Continued)

- This package includes all exterior sanitary sewer system work. New sanitary sewer line serving the fieldhouse shall be marked and protected within five feet of the building at the location of the sewer tie-in shown on the plans.
- Progressive clean-up and final clean up.
- All material and labor required to tie-in the sewer line at the existing lift station is included in this package.
- Staking of exterior sanitary sewer is included in this package
- Contractor to include installation of new domestic water line. The new line is to be capped off, protected and marked within five feet of the building at location shown on the plans.
- Maintain access to the site and building pad at all times.
- Lawns and Grasses. All areas shall be rock hound prior to any planting.
- Monitoring will be conducted by a certified firm and paid for by the Construction Manager. The successful bidder for this Bid Package will be responsible for erosion control maintenance and Best Management Practices (BPM's) until accepted by the Construction Manager. The successful bidder will be responsible for site stabilization and should install stabilization measures as soon as possible.
- Any fines levied due to lack of erosion control maintenance will be the responsibility of the successful bidder for Bid Package Number One (1) – Sitework.
- Extra payments for rock is only for "Blast Rock" as described in the Specifications. Rip rock is included in the base bid.
- Testing. Performed by an independent licensed company to which the Owner, Construction Manager and Architect have no objection.
- Excavation, Backfilling and compacting for structure, utilities and pavement.
- All roadway work.
- Refer to all specifications on plans and Architect's specification Division 02110 Site Clearing and Division 02201 Earthwork. Please advise immediately should any discrepancies be found.
- All concrete sidewalks and concrete paving will be "By Others".

Refer to Specification Sections:

31 10 00 – Site Clearing
 31 22 00 – Grading
 31 26 16 – Excavation
 31 23 16.13 – Trenching
 31 23 16.26 – Rock Removal
 31 23 23 – Fill
 31 25 00 – Erosion Control
 31 37 00 – Rip Rap
 33 11 16 – Site Water Utility Distribution Piping
 33 13 00 – Disinfecting of Water Utility Distribution
 33 31 11 – Site Sanitary Utility Sewerage Piping

NOTE: THIS PACKAGE REQUIRES A 5% BID BOND AND SUBSEQUENT 100% PAYMENT AND PERFORMANCE BONDS. (SEE CONSTRUCTION MANAGER'S GENERAL PACKAGE NOTES.)

(SITE GRADING CONTINUED ON NEXT PAGE)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

<u>BID</u>	<u>BID</u>
<u>PKG</u>	<u>PKG</u>
<u>NO.</u>	<u>DESCRIPTION</u>

1 SITE GRADING (Continued)

Extra Payments if applicable.

The undersigned agrees that work added or omitted shall be completed at the below listed unit prices per cubic yard or l.f.

These prices shall include all items of cost, overhead and profit and constitute complete reimbursement to the Contractor for said work. Extra work to be determined by the Architect and Construction Manager.

	ADD	DEDUCT
Mass "Blast" Rock Excavation	\$ _____ c.u. yd	
Trench Rock Excavation	\$ _____ c.u. yd	
Unsuitable Soil	\$ _____ c.u. yd	
Compacted Off Site Fill	\$ _____ c.u. yd	
Compacted On Site Fill	\$ _____ c.u. yd	\$ _____ c.u. yd
Type "C" Silt Fence	\$ _____ l.f	\$ _____ l.f.

*** * * END OF SITE GRADING BID PACKAGE DESCRIPTION * * ***

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

<u>BID PKG NO.</u>	<u>BID PKG DESCRIPTION</u>
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2	<u>CONCRETE</u>
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Provide supervision, layout and engineering, shop drawings, labor, material, equipment and other incidental items of cost to complete all concrete work, including but not limited to the following:

- **5% Bid Bond Required. (See Construction Manager's General Package Notes)**
- **100% Payment & Performance Bond Required (See Construction Manager's General Package Notes)**
- **Bidder must provide certification that it is an active corporation and registered with the Georgia Secretary of State and has been for the past five (5) years.**
- **Bidder must provide certificate of completed bonded jobs of similar size and nature within the past five (5) years.**
- All backfill, including subsurface drainage backfill.
- All concrete work including reinforcement (Rebar and Wire Mesh).
Batterboard and Layout.
- Layout and Engineering.
- Termite Control.
- Concrete Testing.
- Portland Cement concrete paving with reinforcement.
- All site concrete including concrete walks, walkways, ramps, pads, concrete retaining walls and steps with reinforcement and accessories.
Curb and Gutters by Others.
- All cast-in-place concrete including shop drawings, testing, excavation, backfill, placement, formwork, reinforcement and accessories. Existing sub-grade to be within $\pm .2$ foot.
- All preparation including gravel fill, insulation, vapor barrier/waterproofing associated with all concrete work.
- Foundation drainage system with gravel, if shown.
- Perimeter Insulation.

(CONCRETE CONTINUED ON NEXT PAGE)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
 PKG
 NO.**

**BID
 PKG
 DESCRIPTION**

2 CONCRETE (Continued)

- Aggregate Materials (including stone and under slab).
- Include all work from subgrade to finish floor.
- Sheet membrane waterproofing and fluid applied waterproofing, if shown.
- Installation of items embedded in concrete.
- **Note: Concrete Curb and Gutters ARE NOT INCLUDED IN THIS PACKAGE.**
- Progressive Clean-Up and Final Clean-Up.
- Provide truncated domes at all handicap ramps.
- Provide and install bollards set in concrete.
- 4" concrete pad for exterior HVAC units.
- Install concrete sealer.
- Furnish and install chain link fencing and gates.

Refer to Specification Sections:
 03 30 00 – Cast-In-Place Concrete
 06 10 53 – Miscellaneous Carpentry
 07 21 00 – Thermal Insulation
 07 92 00 – Joint Sealants
 31 22 00 – Grading
 31 23 16 – Excavation
 31 23 23 – Fill
 31 31 16 – Termite Control
 32 11 23 – Aggregate Base Courses
 32 13 13 – Concrete Paving

NOTE: THIS PACKAGE REQUIRES A 5% BID BOND AND SUBSEQUENT 100% PAYMENT AND PERFORMANCE BONDS. (SEE CONSTRUCTION MANAGER’S GENERAL PACKAGE NOTES.)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
 PKG
 NO.**

**BID
 PKG
 DESCRIPTION**

3

MASONRY

Provide layout, supervision, labor, materials, equipment and other incidental items of cost to complete all masonry work, including but not limited to, the following:

- **5% Bid Bond Required. (See Construction Manager’s General Package Notes)**
- **100% Payment & Performance Bond Required (See Construction Manager’s General Package Notes)**
- Concrete Unit Masonry (Concrete Block, CMU) and all accessories.
- CMU reinforcement including wall reinforcement, and enforcing steel (Rebar).
- Concrete grout at CMU – All filled cells and reinforcing.
- Cast Stone. (If shown)
- Reinforced Unit Masonry.
- Insulation or Foam in Masonry Walls.
- Furnish and Install all items embedded in masonry, including steel lintels and shelf angles (Excludes in beds associated with truss system.
- Caulking of masonry, control joints and exterior of hollow metal.
- Thru-wall flashing, weeps and damp proofing.
- Flashing installed in masonry.
- Unloading and installation of hollow metal frames built into masonry.
- Openings for all devices installed in masonry.
- Fire stopping of all walls that key to the deck.
- All units cleaned, rubbed, pointed and ready to receive finishes.
- Block cleaning.
- Debris removal and disposal.
- Progressive and final clean-up. All areas broom cleaned.
- Provide and install site cast concrete caps at toilet partitions.

Refer to Specification Sections:
 04 20 00 – Unit Masonry Assemblies
 06 10 53 – Miscellaneous Carpentry
 07 21 00 – Thermal Insulation
 07 62 00 – Sheet Metal Flashing and Trim
 07 92 00 – Joint Sealants
 08 11 13 – Hollow Metal Doors and Frames
 08 31 10 – Access Doors and Frames

NOTE: THIS PACKAGE REQUIRES A 5% BID BOND AND SUBSEQUENT 100% PAYMENT AND PERFORMANCE BONDS. (SEE CONSTRUCTION MANAGER’S GENERAL PACKAGE NOTES.)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
PKG
NO.**

**BID
PKG
DESCRIPTION**

4 MISCELLANEOUS CARPENTRY/WOOD TRUSS SYSTEM

Provide supervision, layout, material, labor, equipment, sales tax and all other incidental items of cost to complete the following:

- All wood trim
- All wood top plates and anchoring at masonry walls.
- All rough carpentry and finish carpentry.
- Provide and install shop-fabricated wood trusses. (Stamped by Engineer)
- Provide and install all plywood and felts on roof.
- Furnish and install all clips anchors and hangers touching any of your framing / trim work.
- Refer to All drawings.
- You are responsible for all wood work, blocking trim, etc.
- Plywood soffit, soffit vent, soffit trim, fascia board.
- All interior wood trim
- All joint sealants at exterior trim

Refer to Specification Sections
 06 10 53 - Miscellaneous Carpentry
 06 17 53 - Shop-Fabricated Wood Trusses
 07 92 00 - Joint Sealants

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
PKG
NO.**

**BID
PKG
DESCRIPTION**

5 METAL ROOFING

Provide supervision, labor, material, equipment and other incidental items of cost to complete the manufactured roofing, including, but not limited to the following:

- Manufactured Metal Panels.
- Manufactured Metal Panel Assembly including all accessories for a complete watertight metal roofing system.
- Sheet metal flashing and trim or gutters touching or draining the metal roofing, and splash blocks.
- Provide and install membrane underlayment.
- All roofs vents on back side of ridge and painted to match roof.
- Gutter and down spouts
- Boot, flash, etc. at all roof penetrations.
- Pre-Finished metal fascia and cleat system
- Provide all blocking, plywood and carpentry work above the deck which touches any part of the metal roof system including flashings, gutters and trim.

Refer to Specification Sections
 06 10 53 - Miscellaneous Carpentry
 07 41 13.13 – Metal Roof Panels
 07 62 00 – Sheet Metal Flashing and Trim
 07 92 00 – Joint Sealants

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
 PKG
 NO.**

**BID
 PKG
 DESCRIPTION**

6

**HOLLOW METAL DOORS, FRAMES, HARDWARE AND
 INSTALLATION**

Furnish material, delivered and including sales tax, equipment and other incidental items of cost for the Doors, Frames and Hardware as well as provide supervision, labor, equipment and other incidental items of cost to install the doors and door hardware. Scope of work includes, but is not limited to, the following:

- Frames to include mortar box covers/shields to eliminate mortar and concrete from the strike and silencers.
- Doors factory machined, ready for installation including all trims kits for openings.
- Shopdrawings and submittals within **Fourteen (14) Days** of Contract Award.
- Coordinate with other trades.
- Verify from Architect window stop location and glass thickness on shopdrawings.
- Bottom of frames to have two spreader bards.
- Steel Doors and frames.
- Door Hardware.
- Install per manufacturer's recommendations, approved shop drawings, and contract documents.
- Receive, unload, and inventory door hardware and doors.
- Organize, tag and maintain keys and turn over with key receipt at completion.
- All frames are to be delivered within **Two (2) Weeks** after return of shopdrawings.
- All frames, doors and hardware at toilet stalls.

Refer to Specification Sections:

08 11 13 – Hollow Metal Doors and Frames

08 71 00 – Door Hardware

08 80 00 – Glazing

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

<u>BID PKG NO.</u>	<u>BID PKG DESCRIPTION</u>
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7 ALUMINUM STOREFRONTS, GLASS & GLAZING

Provide all labor, materials, equipment and other incidental items of cost to complete the following:

- Storefront – Hinges, closers, flashing, caulking, etc.
- All glass and glazing
- Shall drill all window stop screws where interferes with concrete/masonry.
- Aluminum Storefront Shopdrawings within Fourteen (14) Days of Notice to Proceed.
- All Caulking at storefront.

Refer to Specification Sections:

07 62 00 – Sheet Metal Flashing and Trim

07 92 00 – Joint Sealants

08 41 13 – Aluminum Entrances and Storefronts

08 80 00 – Glazing

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

<u>BID PKG NO.</u>	<u>BID PKG DESCRIPTION</u>
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8	<u>DRYWALL</u>
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Provide supervision, layout, material, labor, equipment and incidental items of cost to complete the following:

- **5% Bid Bond Required. (See Construction Manager’s General Package Notes)**
- **100% Payment & Performance Bond Required (See Construction Manager’s General Package Notes)**
- Gypsum board assemblies.
- Batt insulation
- Shopdrawings are required within **Fourteen (14) Days** of contract award.
- Provide and install access doors and vents.
- Caulking and sealants touching this work.
- All blocking or carpentry work required to install this work.
- Clean-up including debris removal and disposal.
- Caulk at dissimilar materials. (Access Doors, Gyp Board, etc.)
- Fire Stopping and Caulking of this package excluding penetrations

Refer to Specification Sections:
 06 10 53 - Miscellaneous Carpentry
 07 21 00 - Thermal Insulation
 07 84 43 - Firestopping
 07 92 00 - Joint Sealants
 08 31 10 - Access Doors and Frames
 09 21 16.23 - Gypsum Board Assemblies

NOTE: THIS PACKAGE REQUIRES A 5% BID BOND AND SUBSEQUENT 100% PAYMENT AND PERFORMANCE BONDS. (SEE CONSTRUCTION MANAGER’S GENERAL PACKAGE NOTES.)

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BID PACKAGE DESCRIPTIONS

**BID
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**BID
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DESCRIPTION**

9 RESILIENT FLOORING

Provide supervision, labor, materials, equipment and other incidental items of cost to provide and install all carpet tile, base and all accessories including, but not limited to, the following:

- Resilient Wall Base.
- Colors selected from manufacturer's full color range.

Refer to Specification Sections:
 09 65 13 - Resilient Flooring

10 PAINTING

Provide supervision, labor, materials, equipment and other incidental items of cost to provide all painting, interior cosmetic caulking. (Caulking of Hollow Metal, Corners, etc.)

- All interior and exterior painting.
- Include all glazed wall coating.
- Handrails, exterior stairs and other miscellaneous exposed metals.
- Exterior Soffit and Trim.
- Application of finish paint to any surface will indicate the painter's acceptance of the surface as properly prepared for finish paint. Upon the finish coat being applied, any additional all preparation (i.e. patching and rubbing of block, sanding and cleaning of surfaces) and any additional painting required to gain final acceptance from the Owner and Architect will become the responsibility of the painting contractor. **Note:** Exceptions are to be made for wall damage created by other trades.
- Solid Body Concrete stain
- Caulk all concrete control joints where solid body concrete stain is applied ,

Refer to Specification Sections:
 07 92 00 – Joint Sealants
 09 91 13 – Painting

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BID PACKAGE DESCRIPTIONS

<u>BID PKG NO.</u>	<u>BID PKG DESCRIPTION</u>
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11	<u>SPECIALTIES</u>
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Furnish, delivered and installed, including sales tax, the following specialties:

- Fire extinguishers, cabinets and accessories.
- Coat/Wall Hooks
- Pedestal Athletic Benches
- Marker Boards
- Toilet and bath accessories.
- Signage for entire project. (Interior & Exterior)

Refer to Specification Sections

10 11 00 - Visual Display

10 14 23 - Signs

10 28 00 - Toilet and Bath Accessories

10 41 16 – Fire Extinguisher, Cabinet & Accessories

10 51 13 - Athletic Benches

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
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NO.**

**BID
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DESCRIPTION**

12

PLUMBING

Provide supervision, labor, materials, equipment, & other incidental items of cost for a complete interior and exterior plumbing system as specified in Division 22 - Plumbing, including but not limited to the following:

- **5% Bid Bond Required - (See CM's General Package Notes)**
- **100% Payment & Performance Bond Required (See CM's General Package Notes)**
- All interior plumbing including final connections to equipment supplied by others. (Including Conession Stand)
- All work as shown on the Plumbing Drawings. (includes outside connections)
- Outside domestic water from five foot outside the building. (includes outside connections)
- Sanitary sewer hookup from five foot outside building.
- Include tie-ins of all work.
- Include final connections to all equipment including any owner furnished equipment
- All submittals within 14 days of contract award.
- Temporary water to building.
- Provide all flashing and/or boots for this work including lead flashing.
- Include all grates, area drains and trench drains with grates.
- Potable Water Systems
- All steam line piping and connections.
- Penetration firestop system for this scope of work
- All submittals and shop drawings within 30 days of contract award.
- Progressive clean up

Refer to Specification Sections:

07 62 00 - Sheet Metal Flashing and Trim

07 84 43 – Firestopping

07 92 00 - Joint Sealants

31 23 16 - Excavation

31 23 16.13 - Trenching

31 23 23 - Fill

33 11 16 - Site Water Utility Distribution Piping

33 13 00 - Disinfecting Of Water Utility Distribution

33 31 11 - Site Sanitary Utlity Sewerage Piping

Note: 5% Bid Bond and subsequent 100% Payment and Performance Bond required for this package. (See CM's General Package Notes).

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

**BID
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**BID
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DESCRIPTION**

13

HVAC

Provide the complete HVAC System as specified in Division 23 – Heating, Ventilating, and Air-Conditioning (HVAC) and as shown on the Mechanical Drawings.

- **5% Bid Bond Required. (See Construction Manager’s General Package Notes)**
- **100% Payment & Performance Bond Required (See Construction Manager’s General Package Notes)**
- Provide all vents and louvers per the Mechanical and Architectural Drawings from manufacturer’s full line of colors.
- All submittals within **Fourteen (14) Days** of contract award.

Refer to Specification Section

07 84 43 – Fire Stopping

23 05 00 - Common Work Results for HVAC

23 05 13 - Common Motor Requirements for HVAC

23 05 29 - Hangers and Supports for HVAC Piping and Equipment

23 05 48 - Vibration and Seismic Control for HVAC

23 05 53 - Identification for HVAC Piping and Equipment

23 05 93 - Testing, Adjusting and Balance

23 07 13 - Duct Insulation

23 07 19 - HVAC Insulation

23 23 00 - Refrigerant Piping

23 31 13 - Metal Ducts

23 33 00 - Air Duct Accessories

23 34 23 - HVAC Power Ventilators

23 37 13 - Diffusers, Registers and Grilles

23 40 00 - Needlepoint Bi-Polar Ionization Performance

23 81 26 - Split-System Air Conditioning Units

23 82 39.19 - Wall and Ceiling Unit

NOTE: THIS PACKAGE REQUIRES A 5% BID BOND AND SUBSEQUENT 100% PAYMENT AND PERFORMANCE BONDS. (SEE CONSTRUCTION MANAGER’S GENERAL PACKAGE NOTES.)

CM: Charles Black Construction Company, Inc.
PROJECT: Franklin County Middle School Field House

BID PACKAGE DESCRIPTIONS

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NO.**

**BID
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DESCRIPTION**

14

ELECTRICAL

Provide the complete electrical system as specified in Division 26 – Electrical and as shown on the Electrical Drawings. Provide temporary lighting per O.S.H.A. and adequate for finish work. Provide temporary power at locations not to exceed 100-foot intervals at each floor level with the cost of the power (current) to be paid by the Construction Manager.

- **5% Bid Bond Required. (See Construction Manager’s General Package Notes)**
- **100% Payment & Performance Bond Required (See Construction Manager’s General Package Notes)**

Refer to Specification Sections:

- 07 84 43 – Fire Stopping
- 26 00 00 – Common Work Results For Electrical
- 26 05 19 - Low-Voltage Electrical Power Conductors and Cables
- 26 05 26 - Grounding
- 26 05 29 - Hangers and Supports for Electrical Systems
- 26 05 33 – Raceways, Boxes and Cabinets
- 26 05 53 – Identification for Electrical Systems
- 26 09 23 – Lighting Control Devices
- 26 22 00 – Transformers
- 26 24 16 – Panelboards
- 26 27 26 – Wiring Devices
- 26 28 13 – Fuses
- 26 28 16 – Enclosed Switches and Circuit Breakers
- 26 51 00 – Interior Lighting
- 26 56 00 – Exterior Lighting

NOTE: THIS PACKAGE REQUIRES A 5% BID BOND AND SUBSEQUENT 100% PAYMENT AND PERFORMANCE BONDS. (SEE CONSTRUCTION MANAGER’S GENERAL PACKAGE NOTES.)

*** * * END OF BID PACKAGE DESCRIPTIONS*****