



**CAPTAIN ISAAC PAINE ELEMENTARY SCHOOL
Mechanical System Renovations
Foster, Rhode Island**

AA16106

**DOCUMENT 00 11 16
INVITATION TO BID**

ARCHITECT: **AHARONIAN & ASSOCIATES, INC**
310 George Washington Highway
Smithfield, Rhode Island 02917
T (401)232-5010 F (401) 232-5080

PROJECT: **Captain Isaac Paine Elementary School – Mechanical System Renovations**
160 Foster Center Road
Foster, Rhode Island 02825

Sealed Bids are invited on a General Contract for the above referenced project for the Mechanical System Renovations to Captain Paine Elementary School. All Bids must be on a **Lump Sum Basis**; segregated Bids will not be accepted.

Electronic copies of the **Contract Documents** are available at www.Paineschool.org

A Mandatory Pre-Bid Conference for this Project will be held on **Friday, May 26, 2017 at 3:30PM at the Project site located at 160 Foster Center Road, Foster, RI 02825**. Contractors will be required to visit the job site and be completely familiar with all existing conditions as they relate to the Project.

All questions must be submitted on or before the end of day **May 30, 2017** and will be responded to by the end of day on June 2, 2017. **All questions or concerns should be communicated to John O’Biurka, Director of Buildings & Grounds at JObiurka@FGSchools.com**.

All Bids must be submitted in a sealed envelope plainly marked on the exterior of the envelope "BID FOR the "CAPTAIN ISAAC PAINE ELEMENTARY SCHOOL **MECHANICAL SYSTEM RENOVATIONS**". The Foster School District will receive bids until **Friday, June 9, 2017 at 11:00AM**. Bids received after this time will not be accepted. Faxed Bids will not be accepted. Bids will be opened publicly at 11:15AM.

The Bidder must submit a **Bid Bond** in the amount of 5% of the Bid. The successful Bidder must furnish a **Labor and Material Bond and a Performance Bond** equal to 100% of the total Bid Price and a **Certificate of Insurance** naming the Town of Foster as the additional insured on the policy and so stated on the certificate. The Performance Bond and Certificate of Insurance must be provided to the Owner within 7 calendar days after notification of award or the Owner reserves the right to cancel said award. The successful Bidder shall be required to provide Contractor’s Liability Insurance and all other required insurance in the amounts and limits in accordance with the “General Conditions of the Contract for Construction”.

The Bidder shall stipulate the amount of time in calendar days required to complete the Work. The Bidder shall submit a preliminary Construction Progress Schedule reflecting the ability to complete the Work the date established by the Owner.

The Contractor shall be responsible for the cost of obtaining a Building Permit. All other required permits shall be obtained and paid for by the General Contractor or its subcontractors.

The successful Bidder shall begin construction on Monday, June 19, 2017 once provided with a written Notice to Proceed from the Owner.

END OF DOCUMENT 00 11 16



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SECTION 01 11 00
SUMMARY OF WORK

PART 1 GENERAL

1.01 WORK COVERED BY CONTRACT DOCUMENTS

- A. The Project consists of renovations to the Building Mechanical System.
- B. The Work includes but is not limited to suspended acoustic tile ceilings, floor coverings, painting, plumbing, HVAC, electrical and installation of Owner purchased equipment as outlined in the Contract Documents.
- C. Coordination with Owner's separate concurrent contracts, if any.
- D. The Work will be constructed under a single prime construction contract.

1.02 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 1 Specification Sections, apply to this Section.

1.03 FUTURE WORK

- A. **FUTURE CONTRACT:** The Owner reserves the right to award contracts for additional work to be performed at the site during construction and following the Substantial Completion. Completion of that future work depends on the progress of, and the successful and timely completion of, the preparatory and related Work of this Contract.

1.04 CONTRACTOR AND CONTRACTOR USE OF PREMISES

- A. **GENERAL:** During the construction period, the Contractor shall have use of the premises for construction operations, including use of the site, to the extent as directed by the Owner. Their use of the premises is also limited by the Owner's right to perform work or to retain other contractors on portions of the Project.
- B. **USE OF THE SITE:** Limit use of the premises to work in areas indicated. Confine operations to areas within contract limits indicated. Do not disturb portions of the site beyond the areas in which the Work is indicated or as allowed by the Owner.

1.05 OCCUPANCY REQUIREMENTS

- A. **PARTIAL OWNER OCCUPANCY:** The Owner reserves the right to occupy and to place and install equipment in completed areas of the building prior to Substantial Completion, provided such occupancy does not interfere with completion of the Work. Such placing of equipment and partial occupancy shall not constitute acceptance of the total Work.

1. The Architect will prepare a Certificate of Substantial Completion for each specific portion of the Work to be occupied prior to Owner occupancy.
2. Obtain a Certificate of Occupancy from local building officials prior to Owner occupancy.
3. Prior to partial Owner occupancy, mechanical and electrical systems shall be fully operational. Required inspections and tests shall have been successfully completed. Upon occupancy, the Owner will operate and maintain mechanical and electrical systems serving occupied portions of the building.
4. Upon occupancy, the Owner will assume responsibility for maintenance and custodial service for occupied portions of the building.

PART 2 PRODUCTS (Not Applicable)

PART 3 EXECUTIONS (Not Applicable)

END OF SECTION 01 11 00



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SECTION 01 23 00
ALTERNATES

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Administrative and procedural requirements for alternates.

1.2 RELATED DOCUMENTS AND SECTIONS

- A. Division 00 Documents and Division 01 Sections.

1.03 DEFINITIONS

PRODUCT DATA SHEET 0 - ALTERNATE: An amount proposed by Bidders and noted on the Bid Form for certain Work defined in the Bidding Requirements that may be added to or deducted from the Base Bid amount if Owner decides to accept a corresponding change either in the amount of construction to be completed or in the products, materials, equipment, systems or installation methods described in the Contract Documents.

PRODUCT DATA SHEET 1 - The cost or credit for each Alternate is the net addition to or deduction from the Contract Sum to incorporate the Alternate into the Work. No other adjustments are made to the Contract Sum.

1.04 PROCEDURES

- A. COORDINATION: Modify or adjust affected adjacent work as necessary to completely integrate work of the Alternate into Project.

- 1. Include as part of each Alternate, miscellaneous devices, accessory objects, and similar items incidental to or required for a complete installation whether or not indicated as part of Alternate.

PRODUCT DATA SHEET 1 - NOTIFICATION: Immediately following award of the Contract, notify each party involved, in writing, of the status of each Alternate. Indicate if Alternates have been accepted, rejected or deferred for later consideration. Include a complete description of negotiated modifications to Alternates.

PRODUCT DATA SHEET 2 - Execute accepted Alternates under the same conditions as other work of the Contract.

PRODUCT DATA SHEET 3 - SCHEDULE: A Schedule of Alternates is included at the end of this Section.

PART 2 PRODUCTS (Not Applicable)

PART 3 EXECUTION

3.01 SCHEDULE OF ALTERNATES
ALTERNATES

01 23 00-1

- A. **ALTERNATE #1: Deduct Remove Scope of work from this project related to the removal of existing 4' sink cabinet installation of new prefabricated 4' sink and cabinet in (11) eleven classrooms.**

END OF SECTION 01 23 00