



Request for Bids for Final Renovations of GATE Center

Notice is hereby given that the County of Grayson, VA will be accepting competitive sealed bids from qualified and licensed contractors to complete final construction of the Grayson Agriculture and Technical Education (GATE) Center, formerly the county jail. Bids will be received until **September 11, 2020 at 1:00 P.M.** at the Grayson County Administration Office, located at 217 Davis Street, Independence, VA 24348 and shall be opened and publicly announced at that time. Proposals received after 1:00 P.M. will not be considered. Submittal information can be obtained online at the Grayson County Government website or in the Grayson County Administration Office.

Grayson County Administration Office
P.O. Box 217
129 Davis Street
Independence, VA 24348

Re: GATE Center bid (*note this on the outside lower left corner of the submittal envelope)

Scope of Work

Site: 122 Davis St, Independence, VA 24348

- A. Structural repairs per recommendations #1, #2, and #4 outlined by Wright Engineering Jail Building Redraw and Discrepancies (Attached).
- B. Interior finishes to GATE Center including:
 - 2" closed cell insulation on the ceiling and framed exterior walls, or an approved alternative insulation
 - Sound deadening insulation in bathroom walls, and wall separating kitchen and conference room.
 - Drywall all framed walls and ceilings with ½" drywall returned into window and door frames to create drywall jambs. Kitchen drywall will need smooth finish, durable, cleanable painted surfaces.

- Install painted wood window seals and replace 10 oldest window sashes in the kitchen area
- Install 4" vinyl cove base on the interior walls
- Install two-way swinging doors at all three interior kitchen entrances, and replace door leading into existing jail area.
- Prime and paint all interior walls and ceilings of approximately 2,282 ft² of interior space.
- Install required interior signage around doors and bathroom facilities
- Design and install two cabinets with lockable undershelf storage.
- Install coat rack/shelf combo in hallway leading into conference room
- Clean, seal and finish existing concrete floors

C. Exterior finishes

- Paint side exterior elevation around doorways with color to match existing paint, with new brick painted darker green matching highlights of rest of building.
- Construct an approximately 12' by 42' ADA compliant deck to connect both exterior doors on the east-facing side of the building.
- Seal exterior walls to sidewalks.
- Ensure that all 3 exterior doors are ADA compliant
- Ensure adequate handicap parking and loading zone on east side of building, including necessary signage and asphalt painting

Note: All square footage is an estimate. To arrange for a site visit or ask questions, please call 276-773-2491 or email spurlink@vt.edu. Finish construction can be coordinated with existing contractors for electrical, plumbing and HVAC.

Preservations of Rights: It is the intent of Grayson County to award this contract based upon the lowest and best proposal that is in the best interest of Grayson County. The County reserves the right the reject any and/or all proposals and waive all minor technicalities, informalities and irregularities. In accordance with Va. Code Section 2.2-4302.1 the County will award the contract to the lowest bidder deemed fully responsible and responsive to the Invitation to Bid.

Codes & Regulations

Proposer must comply with all applicable State and Federal Laws. The proposer must have a current Contractor's license for the State of Virginia and is expected to perform all work and provide service with competent personnel. All work is to be performed per current code, law, regulation, manufacture, and trade standards. Proposer shall comply with all the required codes for safety, state and local building codes. In the case of conflicting codes, regulations or standards, the more stringent shall be the rule to follow.

Proposal Format

Complete the Bid Form including the name, address, and telephone number of the company, and be signed by the person or persons authorized to represent the Contractor. Proposal shall be submitted in the following format and include the following information.

Lump sum prices for each of the three major headings in the scope of work as outlined on the Bid Form, noting any special items that may affect the bid. Pricing must also include a lump-sum bid total for the entire project, and unit prices for particular items if required in the Bid Form.

Proposed construction timeline with anticipated start and end dates. Due to the requirements of the the grant funding for this project, all construction must be completed by **March 31, 2021**.

Prior to the final selection, proposers may be required to submit additional information that Grayson County deems necessary to further evaluate the proposer's qualifications.

Copies

An original proposal and supporting documents must be submitted in response to the RFB.

Basis of Award

In accordance with Va. Code Section 2.2-4302.1, all bids will be opened and announced publicly on the date stated herein, at the County Offices.

Proposals will be evaluated according to the following criteria:

- Award of the contract will be made to the lowest Proposer who is deemed by the County to be fully qualified to provide the services stated herein, and whose bid is responsive in all respects to the requirements of this invitation to bid.
- Proposers shall be required to provide a statement of Proposer's qualifications/experience with similar projects within the last 5 years.
- Proposers shall provide customer and industry references, including a description of any past projects undertaken for the County or any of the County's affiliated entities, such as the public schools, Economic Development Authority or related entities.
- Proposer will be evaluated upon Proposer's ability to mobilize and complete the project in a timely manner.

Right to Reject Lowest Fee Proposal

Grayson County is under no obligation to award this project to the proposer offering the lowest fee if such offeror is not deemed fully qualified or if the Bid does not conform to the bidding criteria so as to be fully responsive.

Right of Negotiation

Grayson County reserves the right to negotiate, where permitted by the Virginia Public Procurement Act, with the lowest and/or best proposer after proposal opening and establishment of the lowest and/or best proposal, before the contract is awarded and/or after contract award. Grayson County reserves the right to negotiate the exact terms and conditions of the contract with the selected proposer. Negotiations will not be made to increase the initial contract price.

Rights to Submitted Materials

All responses, inquires and correspondence in reference to this RFP submitted by proposers shall become property of Grayson County when received. All proposals submitted become property of Grayson County, VA.

Governing Law

The laws of the Commonwealth of Virginia and applicable federal laws for federally-awarded grant recipients shall govern the contractual agreement with the proposer awarded the contract.

Non-Discrimination Policy

It is the policy of Grayson County government not to discriminate based on race, color, religion, sex, gender identity, sexual orientation, age, national origin, disability, status as a service-disabled veteran or any other status prohibited by state law. Grayson County government encourages the consideration of DBE's (Disadvantaged Business Enterprises).

General Terms and Conditions

The successful Proposer will be expected to enter into a contract incorporating or generally conforming to the General Terms and Conditions attached hereto.

BID FORM

TO:

Grayson County Administration Office
P.O. Box 217
129 Davis Street
Independence, VA 24348

FROM:

Email: _____

Telephone: _____

FOR:

Final Renovations of GATE Center

The undersigned Bidder, having carefully examined the Procurement and Contracting Requirements, Conditions of the Contract attached to the Invitation to Bid, Drawings and all subsequent Addenda, and being familiar with all conditions and requirements of the Work, hereby agrees to furnish all material, labor, equipment and services, necessary to complete the construction of the above-named project, according to the requirements of the Procurement and Contracting Documents, for the following stipulated sum:

Bid

Lump sum bid as described in the bidding documents for the stipulated sum of:

- a. Structural Repairs \$ _____
 - b. Interior Finishes \$ _____
 - c. Exterior Finishes \$ _____
- Total Lump Sum Bid** \$ _____

The bidder agrees to commence the Work under this Contract on or before the date specified in the "Notice to Proceed", and to obtain Substantial Completion on the project within **150** consecutive calendar days of notice to proceed.

Final Completion on the project shall be achieved by **March 31, 2021**. The Bidder further agrees to pay as Liquidated Damages the sum of \$250 for each consecutive calendar day that a project phase extends beyond its specified date for Substantial Completion and the additional sum of \$500 for each consecutive calendar day that a project phase extends beyond its date for Final Completion.

The following addenda are acknowledged:

- Addendum No. 1 – Requests for Bids for Final Renovations of GATE Center; dated _____
- Addendum No. 2 – Wright Engineering Jail Building Redraw and Discrepancies; dated _____
- Addendum No. 3 – General Terms & Conditions; dated _____

Unless otherwise noted, the Bidder agrees that this Bid may not be withdrawn, in whole or in part, for a period of 60 calendar days after the actual date of the opening thereof. If the withdrawal of Bids is allowed by State or Federal Law holding jurisdiction over the Bid, then said withdrawal must be in accordance with those regulations.

Code of Virginia requires a contractor to hold a valid contractor's license and hold a Virginia State Corporation Commission Number. Provide this information on the form below:

Do you hold a Virginia State Corporate Commission Number? Yes ___ No ___

Virginia SCC# _____

If No, reason for not holding a Virginia SCC number?

The bidder confirms the completion and inclusion of the following Bid Proposal Amendments:

Bid Form Attachment #2 – Contractor's Qualifications Statement.

Initials: _____

Business Address _____

Date of Bid _____

Contractor's Phone Number _____

Contractor's Classification and License Number _____

Federal ID No.: _____

My signature certifies that the proposal as submitted complies with all Terms and Conditions as set forth in the Bid Documents.

My signature also certifies that by submitting a proposal in response to this Request for Bids, the submitting firm represents that, it is not debarred from submitting procurement proposals in any jurisdiction of the Commonwealth of Virginia, is fully licensed, authorized and qualified to do business within the Commonwealth of Virginia and to perform the work described herein, and further represents that in the preparation and submission of this proposal, said firm did not, either directly or indirectly, enter into any combination or arrangement with any person, firm or corporation or enter into any agreement, participate in any collusion, or otherwise take any action in the restraint of free, competitive bidding in violation of the Sherman Act (15 U.S.C. Section 1) or Sections 59.1-9.1 through 59.1-9.17 or Sections 59.1-68-6 through 59.1-68.8 of the Code of Virginia.

I hereby submit this Bid and certify that I am authorized to sign as a Representative for the Firm:

Attest _____
Signature & Title Date

Name (print) _____

Contractor's Seal (If Applicable)

Contractor's Qualification Statement

All questions must be answered in full. Additional sheets for clarification of answers or additional information may be attached. This statement must be notarized.

1. Name, address, phone number, IRS number (or owner's social security #) of company.

2. Owner, principal officer, date and place organized.

3. General description of work performed.

4. Any work awarded and failed to be completed or contract defaulted on – where and why.

5. List of three most important recent contracts over \$50,000. State the owner, work, approximate cost, location, date started and date completed.
 - a. _____ \$ _____
From _____ to _____

 - b. _____ \$ _____
From _____ to _____

 - c. _____ \$ _____
From _____ to _____

6. List the contracts upon which you are currently working. Include owner, location, approximate cost, and estimated date completion.

7. Insurance coverage and amount.

- a. Liability-Property _____ \$ _____
- b. Liability-Personal Injury _____ \$ _____
- c. Vehicle and Equipment _____ \$ _____
- d. Other _____ \$ _____

8. Subcontractors utilized. List name, address, specialty and years of experience.

- a. _____

- b. _____

- c. _____

- d. _____

9. Provide a general description of the experience of the company and its key personnel.

10. Are you on any list of debarred contractors maintained by the U.S. Department of Labor, U.S. Department of Housing and Urban Development, or Virginia Department of Highways?

The undersigned hereby authorizes and requests any person, firm or Corporation to furnish any information requested by Grayson County in verification of the recitals comprising this statement of the contractor's qualifications:

Contractor: _____

By: _____

Title: _____

Date: _____

State of _____

County of _____

_____ being duly sworn deposes and says that he/she is
_____ of _____ and
that the answers to foregoing questions and all statements therein contained are true and correct.

Subscribed and sworn to before me this _____ date of _____, 20____.

Notary Public

My commission expires: _____

Wright Engineering
245 Greymont Lane
Wytheville, VA 24382
(276) 698-7526 (Cell)

May 8, 2020
Job No. 897

Grayson County Building & Zoning
P.O. Box 217
Independence, VA 24348

Subject: Jail Building Redraw & Discrepancies

Attachments: Wright Engineering Drawing No. Job 897 Redraw, dated 5/8/20

Dear Ms. Black:

On March 3rd, I met with You, Kevin Spurlin, and Chris Davis the interim Building Inspector to inspect the old jail building construction. The purpose of the inspection was to ensure that the recent building revisions had properly constructed. At the time of the meeting it was noted that the beam configuration had been changed and did not represent the configuration that I had recommended in my drawing dated 8/25/16.

It was also discovered that there was not a good set of as-built plans, reflecting the configuration of the building layout in its as built condition. At the time of the inspection, the interior walls had been framed but not sheet rocked, allowing the inspection of the framing.

During the meeting I was asked to analyze the current beam layout for structural integrity and to draw a floor plan of the existing as-built layout. I have subsequently been back to the site to make measurements which allow the redraw and structural analysis. The new floor plan is attached and represents the jail portion of the building only and does not address the non-revised portion of the building which contains offices.

During my inspection and subsequent analysis I have found several discrepancies that need repairing. These items are listed below and shown in the attached drawings. The discrepancies are as follows:

Discrepancy #1 – The new beam located at the rear wall



of the two offices is not strong enough to support the load that it is carrying. Additionally, upon closer observation it appears that originally there was a concrete wall adjacent to the new beam location,

supporting the roof slab. There is a cold joint between the location of the old concrete wall and the new beam indicating that the roof slab was poured in two pours. This leaves the slab which was originally supported by the concrete wall without support.

Recommendation #1 – There is a new 2”X6” framed wall directly under the remains of the original concrete wall, however, the wall does not fully extend up to the bottom of the concrete slab. Additionally, there is plumbing above the top of the new framed wall. It is recommended that 3-ply stud columns be framed in the wall which extends from floor slab to the bottom of the original concrete wall located at a maximum of 4’ O.C. This will allow room for the existing plumbing.

Even with the added support of the framed wall, the new beam is insufficient to carry the load of the roof slab over the offices. It will be necessary to install a new steel post under the center of the new beam. Furthermore, it will be necessary to pour a new 2’X2’X8” thick concrete foundation beneath the new post with a reinforcement mat of 3 each #4 rebar each way..

Discrepancy #2 – There are at least two (2) twisted ceiling joists in the original cell block area. See Figure 1 & 2, below)

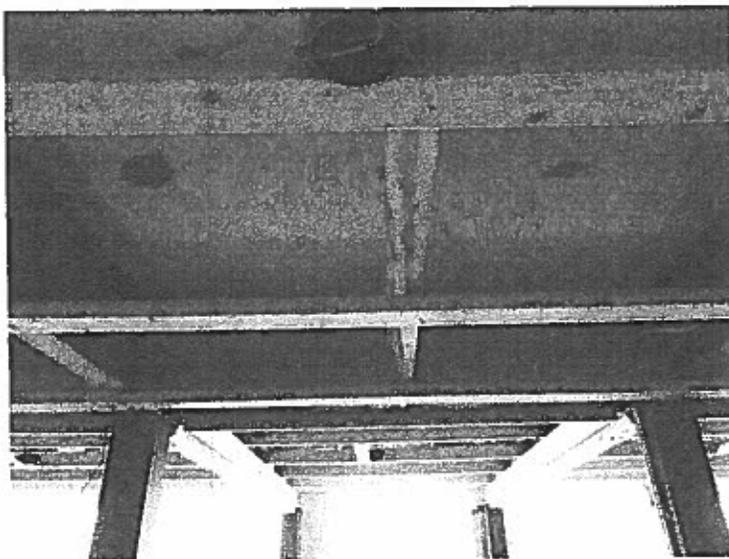


Figure 1 – Twisted ceiling joist

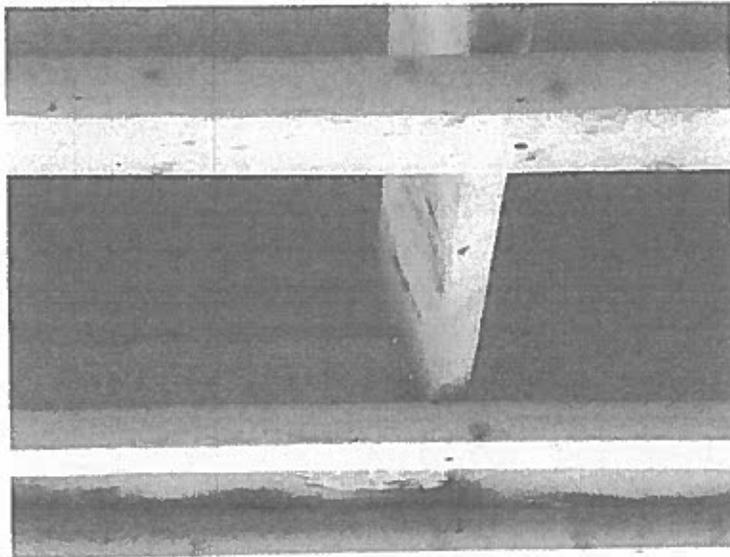


Figure 2 – End of twisted ceiling joist

Recommendation #2 – The twisted joist shall be replaced with straight joists.

Discrepancy #3 – The hanger on the right hand side of the new hood in the front is angled resulting in a horizontal load into the adjacent wall. (See Figure 3, below)

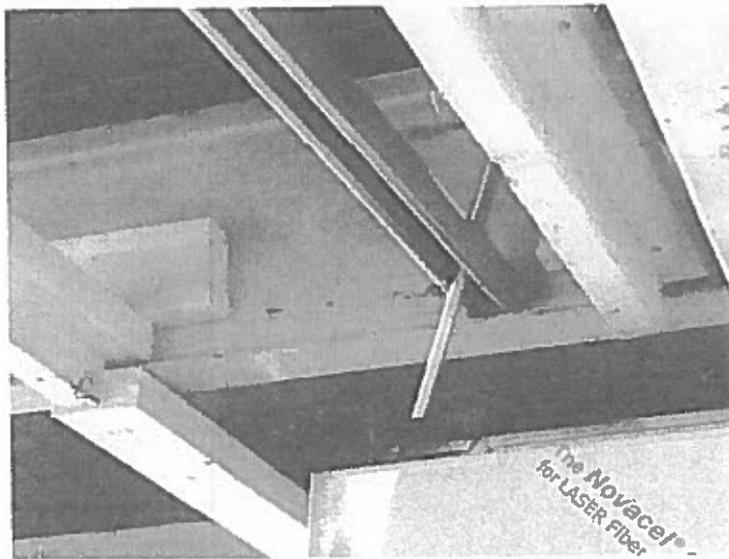


Figure 3 – Angled hood hanger

Recommendation #3- It appears that the horizontal channel which supports the hanger is too long and was installed at an angle resulting in the angled hanger. The hanger system shall be reworked to provide a plumb hanging system.

Discrepancy #4 – The metal ceiling support beam located at the right side of the new beam behind the hood is supported by a single piece of angle with the end of the joist bearing on the edge of the angle. This condition does not provide sufficient bearing for the joist.

Recommendation #4 – A new piece of angle shall be installed which is rotated 180 degrees from the original angle thereby providing a welded tube with the joist bearing on the flat portion of the reworked seat.

Discrepancy No. 5 – Several of the ceiling joist on the roadside of the building appear to droop down at the roadside end. (See Figure 4)

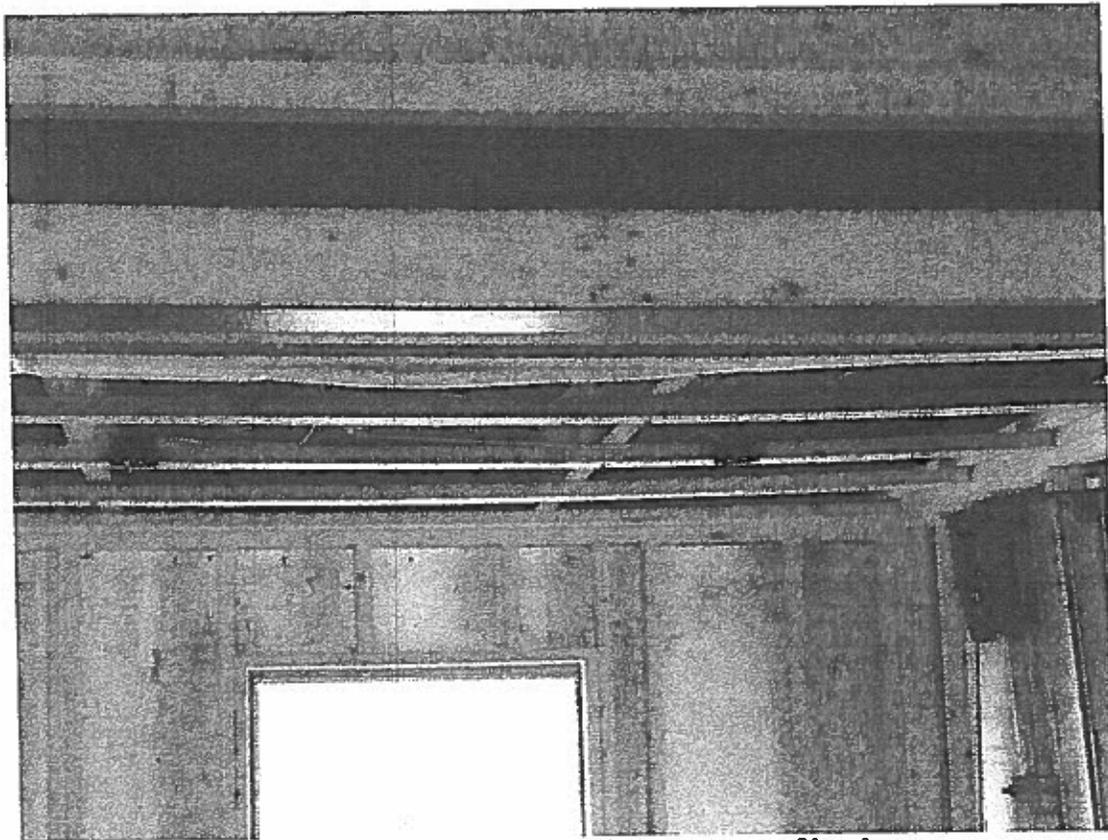


Figure 4 – 2"X4" ceiling joist appear out of level

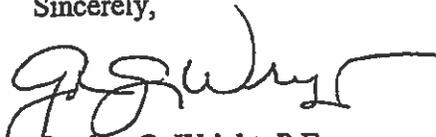
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Recommendation #5 – The discrepant ceiling joist shall be refastened in a horizontal condition or replaced, if necessary.

The repair of the discrepancies will provide a structure that is sound. It should be noted that during the remaining phases of construction there may be additional deficiencies noted. At that time, it may be necessary to evaluate and resolve those discrepancies.

Should you have any questions, or require additional information, please do not hesitate to contact me at the telephone number listed, above.

Sincerely,



Gordon G. Wright, P.E.