



REQUEST FOR PROPOSALS

6156 Ridge Avenue
Facade Renovations
For
ROXBOROUGH DEVELOPMENT CORPORATION

Issued by:
ROXBOROUGH DEVELOPMENT CORPORATION

All respondents must submit proposals to Roxborough Development Corporation.

Proposals must be received no later than 6:00 PM on Friday, December 9, 2016 per instructions listed below. We anticipate the project to start December 2016.

INVITATION TO BID – November 17, 2016

1.1 PROJECT INFORMATION

- A. Notice to Bidders: Prequalified bidders are invited to submit bids for Project as described in this Document.
- B. Project Identification: Forster Building
 - 1. Project Location: 6156 Ridge Avenue, Philadelphia, Pennsylvania 19128.
- C. Owner: Roxborough Development Corporation (RDC).
 - 1. Owner's Representative: James Harry Calamia
 - a. James Harry Calamia, 215.508.2358, james@roxborough.us
- D. Architect: StudioTorres
 - 1. A. Robert Torres, 5150 Ridge Avenue, Philadelphia, PA 19128
- E. Project Description:

The project consists of facade renovations to a mixed-use structure built in 1910 +/- . The building has three stories of commercial occupancy on the first, second and third floors.

Plans illustrate renovations and repairs to the commercial facade. These renovations include the installation of new windows, standing seam roof, fixed operable doors, main entrance doors fabric awnings and signage.

Repairs include cornice restoration, scored stucco and painting. The interior vestibule on the first floor will be renovated and leveled to match interior elevations on the first floor commercial space.
- F. Construction Contract: Bids will be received for the following Work:
 - 1. General Contract - Single-Prime.

1.2 BID SUBMITTAL AND OPENING

- A. Owner's Representative will receive sealed bids until the bid time and date at the location indicated below. Owner will consider bids prepared in compliance with the Instructions to Bidders issued by Owner, and delivered as follows:
 - 1. Bid Date: Friday, December 9, 2016
 - 2. Bid Time: 6:00 p.m., local time.
 - 3. Location: Roxborough Development Corporation, 6111 Ridge Avenue, Philadelphia, PA 19128
- B. Bids will be thereafter privately opened.
- C. Complete and submit attached bid form.

Procurement and Contracting Documents

1.3 DOCUMENTS

- A. Printed Procurement and Contracting Documents: Obtain on or after Monday, November 21, 2016 at Roxborough Development Corporation 6111 Ridge Avenue, Philadelphia, PA 19128. The Documents are available for pick-up between the hours of 10:00am and 6:00pm. Two copies of the Documents will be provided to prime bidders only; only complete sets of documents will be issued. Shipping the documents is not an option.

1.4 SITE VISIT

- A. Bidders are required to visit the site prior to submitting a bid. James Calamia Executive Director from the RDC are available to facilitate a walk-through of the building. Call the RDC office at 215-508-2358, 6111 Ridge Avenue, 48 hours ahead to announce arrival time, between 10am and 4pm Monday through Friday.

1.5 BIDDER'S QUALIFICATIONS

- A. Bidders must be properly licensed under the laws governing their respective trades and be able to obtain insurance and bonds required for the Work.
- B. Complete the attached Contractor's Qualifications Statement.

1.6 PERMIT APPLICATION INFORMATION

- A. Permit Application: Complete and file necessary Applications for Permit and other related Applications for Building Permit with authorities having jurisdiction within five days of the Notice to Proceed.

1.7 INSURANCE REQUIREMENTS

- A. Bidders are required to provide proof of the following insurance:
 - 1. Worker's Compensation: Statutory Limits
 - 2. Comprehensive General Liability (including products and completed operations): Minimum limit of \$1,000,000 per Occurrence and \$2,000,000 aggregate general liability.
 - 3. Automobile Liability Insurance: Minimum limit of \$300,000.

1.8 TIME OF COMPLETION

- A. Bidders shall begin the Work on receipt of the Notice to Proceed and shall complete the Work within the Contract Time.
- B. Submit a proposed timeline schedule listing start, completion, and major milestone dates with Bid.

1.9 CONTRACT AGREEMENT

- A. The Owner will utilize the American Institute of America (AIA) contract agreements. Contract negotiations will be based on:
 - 1. A101-2007 Standard Form of Agreement between Owner and Contractor where the basis of payment is a Stipulated Sum.
 - 2. A201-2007 General Conditions of the Contract for Construction.

1.10 WAIVER OF LIENS

- A. Neither Contractor nor any subcontractor furnishing labor or materials to Contractor in connection with the Project shall file mechanics' notices of intention or stop notices, or file or otherwise assert any liens against the Project or the Site. Each subcontract entered into by Contractor shall contain similar provisions whereby the subcontractor expressly waives and is prohibited from filing or asserting liens, notices of intention, or stop notices.

1.11 AWARD OF CONTRACT

- A. The Owner will evaluate bids in response to this solicitation and will award a contract to the responsible bidder whose bid, conforming to the solicitation, will be most advantageous to the project. Cost or price and other factors will be considered.
- B. The Owner reserves the right to reject any and all offers, to waive technical defects or any informality in offers if, in his/her judgment, the best interest of the project is served.

END OF DOCUMENT

BID FORM - STIPULATED SUM (SINGLE-PRIME CONTRACT)

1.1 BID INFORMATION

- A. Bidder: _____
- B. Project Name: _____
- C. Project Location: _____
- D. Owner: _____
- E. Owner's Representative: _____
- F. Architect: _____

1.2 CERTIFICATIONS AND BASE BID

- A. Base Bid, Single-Prime (All Trades) Contract: The undersigned Bidder, having carefully examined the Procurement and Contracting Requirements, Conditions of the Contract, Drawings, Specifications, and all subsequent Addenda having visited the site, and being familiar with all conditions and requirements of the Work, hereby agrees to furnish all material, labor, equipment and services, including all scheduled allowances, necessary to complete the construction of the above-named project, according to the requirements of the Procurement and Contracting Documents, for the stipulated sum of:

1. _____ Dollars (\$_____).

1.3 SUBCONTRACTORS AND SUPPLIERS

- A. The following companies shall execute subcontracts for the portions of the Work indicated:

- 1. Concrete Work: _____
- 2. Masonry Work: _____
- 3. Moisture Protection Work: _____
- 4. Finish Work: _____
- 5. Roofing Work: _____
- 6. Plumbing Work: _____
- 7. HVAC Work: _____
- 8. Electrical Work: _____

1.4 ACKNOWLEDGEMENT OF ADDENDA

- A. The undersigned Bidder acknowledges receipt of and use of the following Addenda in the preparation of this Bid:

- 1. Addendum No. 1, dated _____.

Procurement and Contracting Documents

2. Addendum No. 2, dated _____.

3. Addendum No. 3, dated _____.

1.5 BID SUPPLEMENTS

A. The following supplements are a part of this Bid Form and are attached hereto.

1. Bid Form Supplement – Proof of Insurance Documentation.

2. Bid Form Supplement – Proposed Timeline Schedule.

3. Bid Form Supplement – Contractor's Qualification Statement.

1.6 CONTRACTOR'S LICENSE

A. The undersigned further states that it is a duly licensed contractor, for the type of work proposed, in the City of Philadelphia and that all fees, permits, etc., pursuant to submitting this proposal have been paid in full.

1.7 SUBMISSION OF BID

A. Revise signature format below to correspond to Owner's requirements. Review with Owner's legal counsel. Retain either Witness line or Attest and Title lines in table below based on Owner's requirements for witnessing signature.

Respectfully submitted this ____ day of _____, 2013.

Submitted By:

(Name of bidding firm or corporation)

Authorized
Signature:

(Handwritten signature)

Signed By:

(Type or print name)

Title:

(Owner/Partner/President/Vice President)

Street Address:

City, State, Zip

Phone:

License No.:

Federal ID No.:

END OF DOCUMENT

CONTRACTOR'S QUALIFICATION STATEMENT

Company Name: _____

Company Address: _____

Name of Direct Contact: _____

How many years has the company been in business as a Contractor? _____

What is the business tax identification number? _____

Is your company incorporated? _____

Provide the company's Philadelphia Contractor License Number: _____

Are there any judgments, claims, arbitration proceedings or suits pending or outstanding against the company? _____

List three projects the company has completed that are similar to the proposed project. Include the project name, owner, contract amount, and date completed.

1. _____

2. _____

3. _____

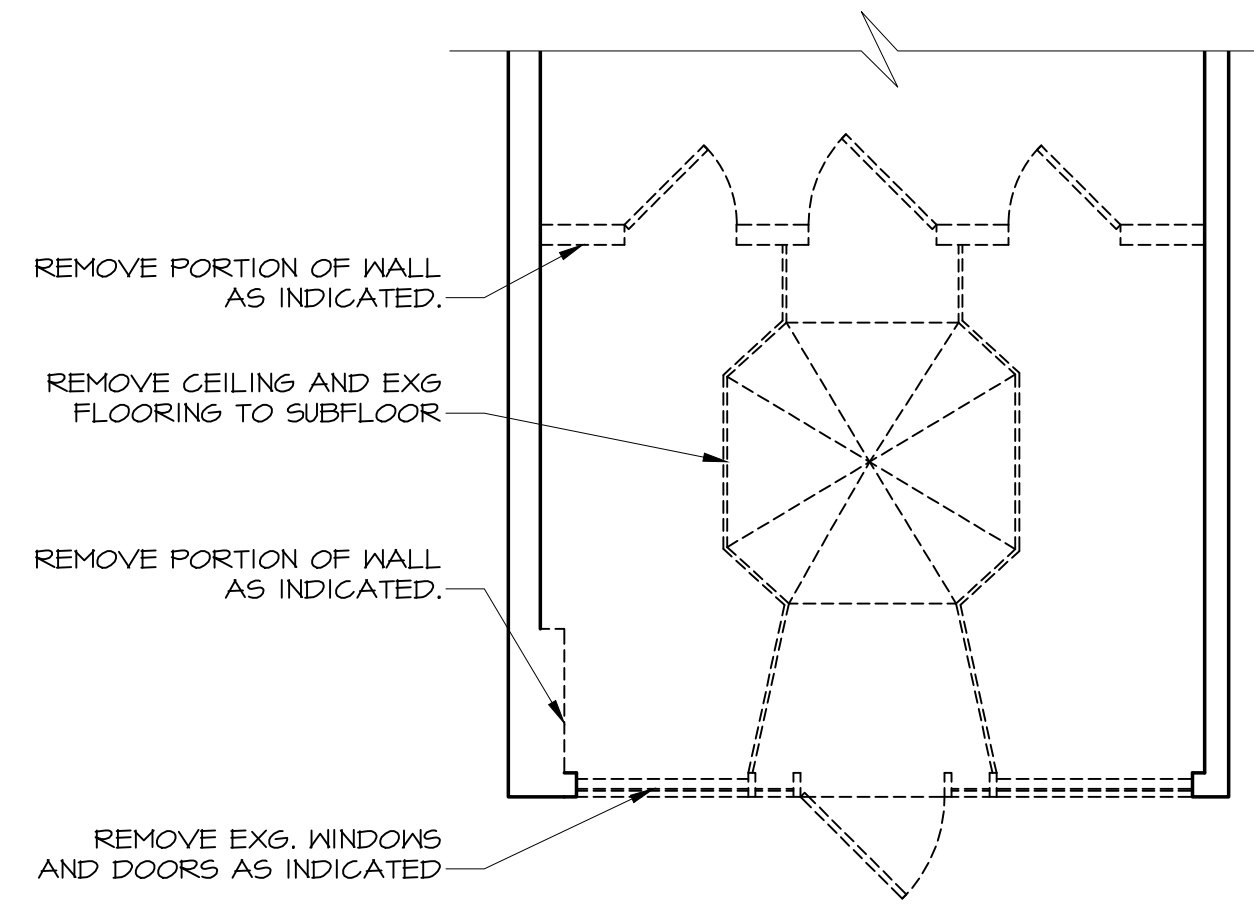
Signature

Name: _____

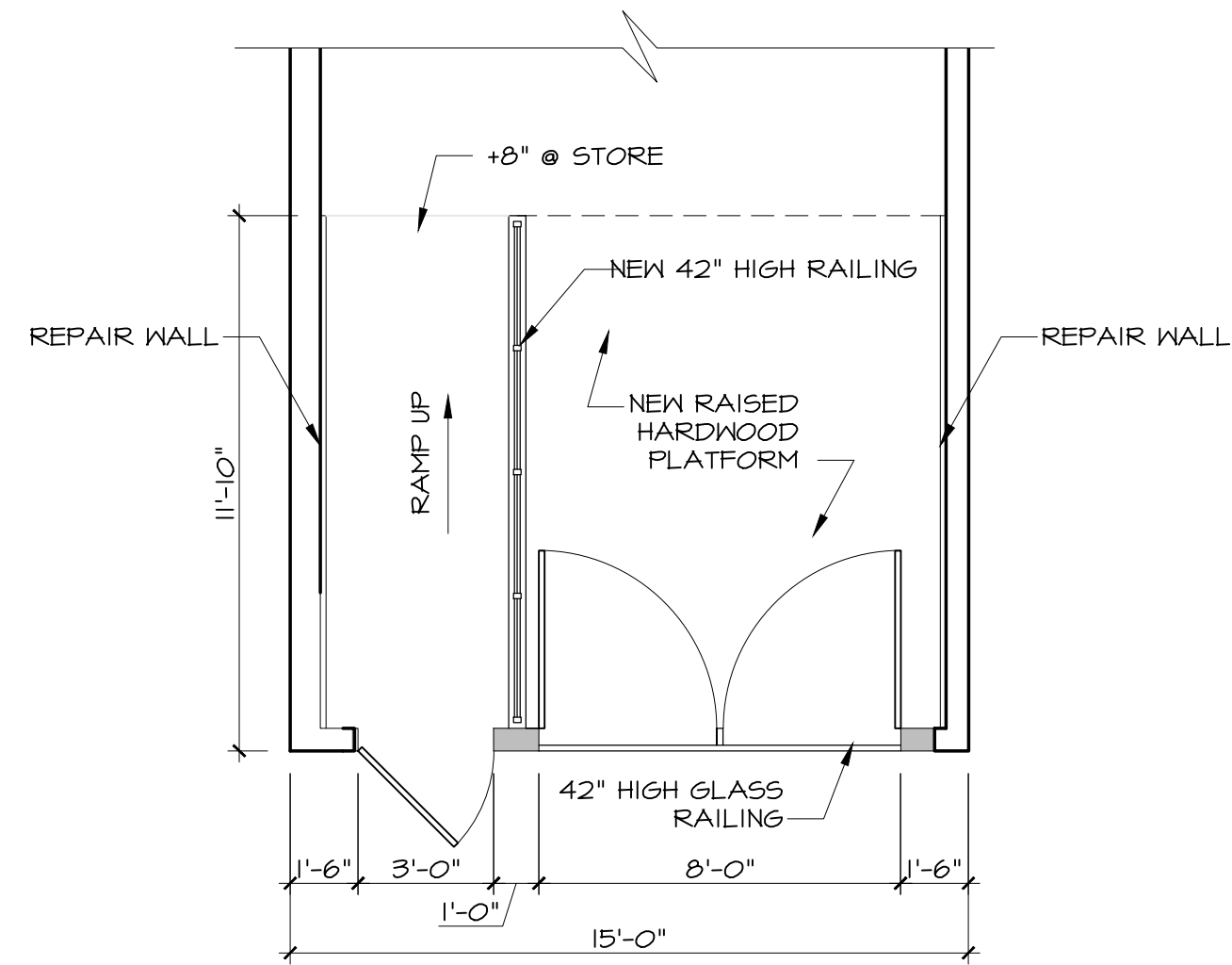
Title: _____

Date: _____

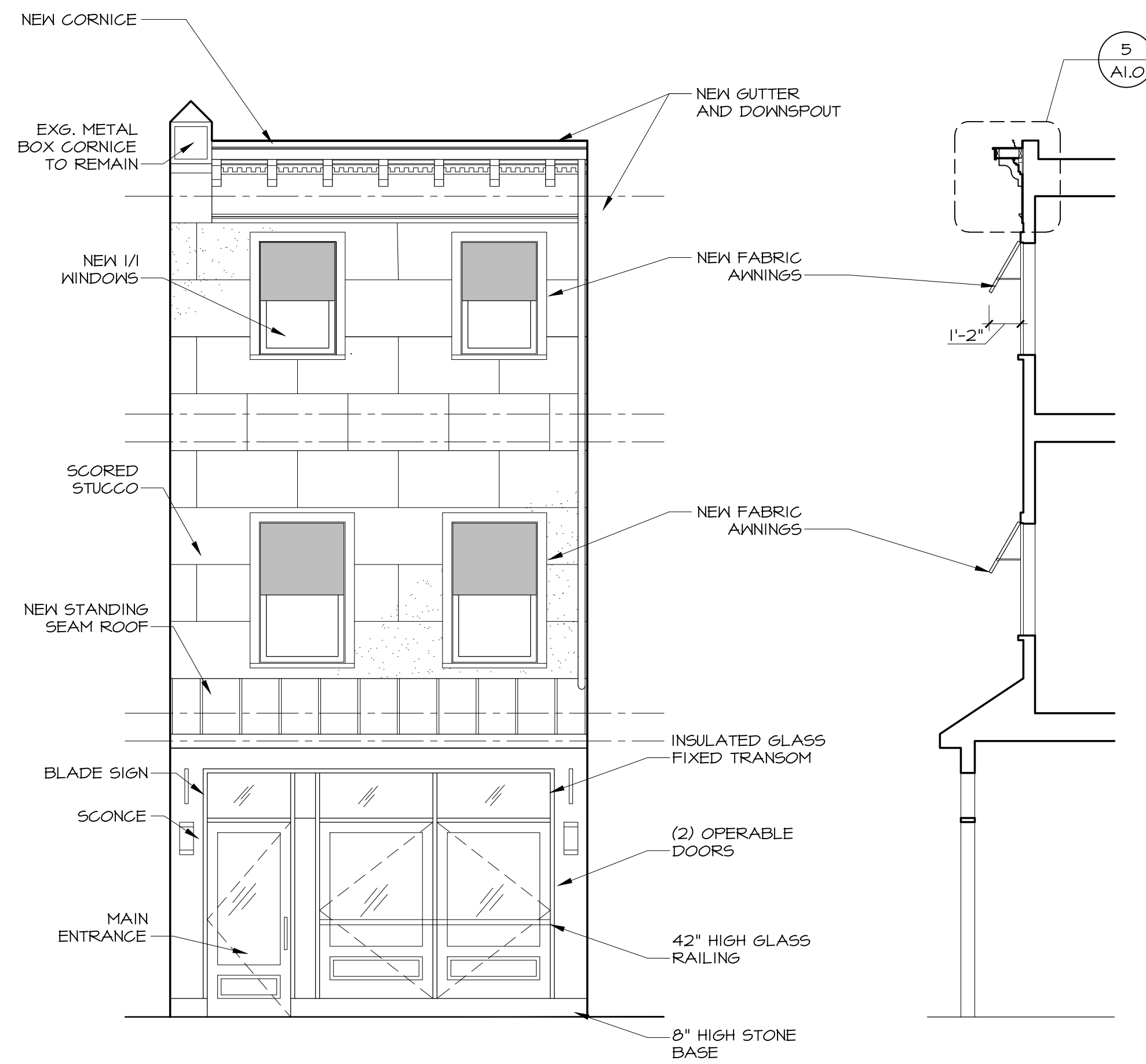
END OF DOCUMENT



1 DEMOLITION PLAN AT FOYER
SCALE: 1/4"=1'-0"

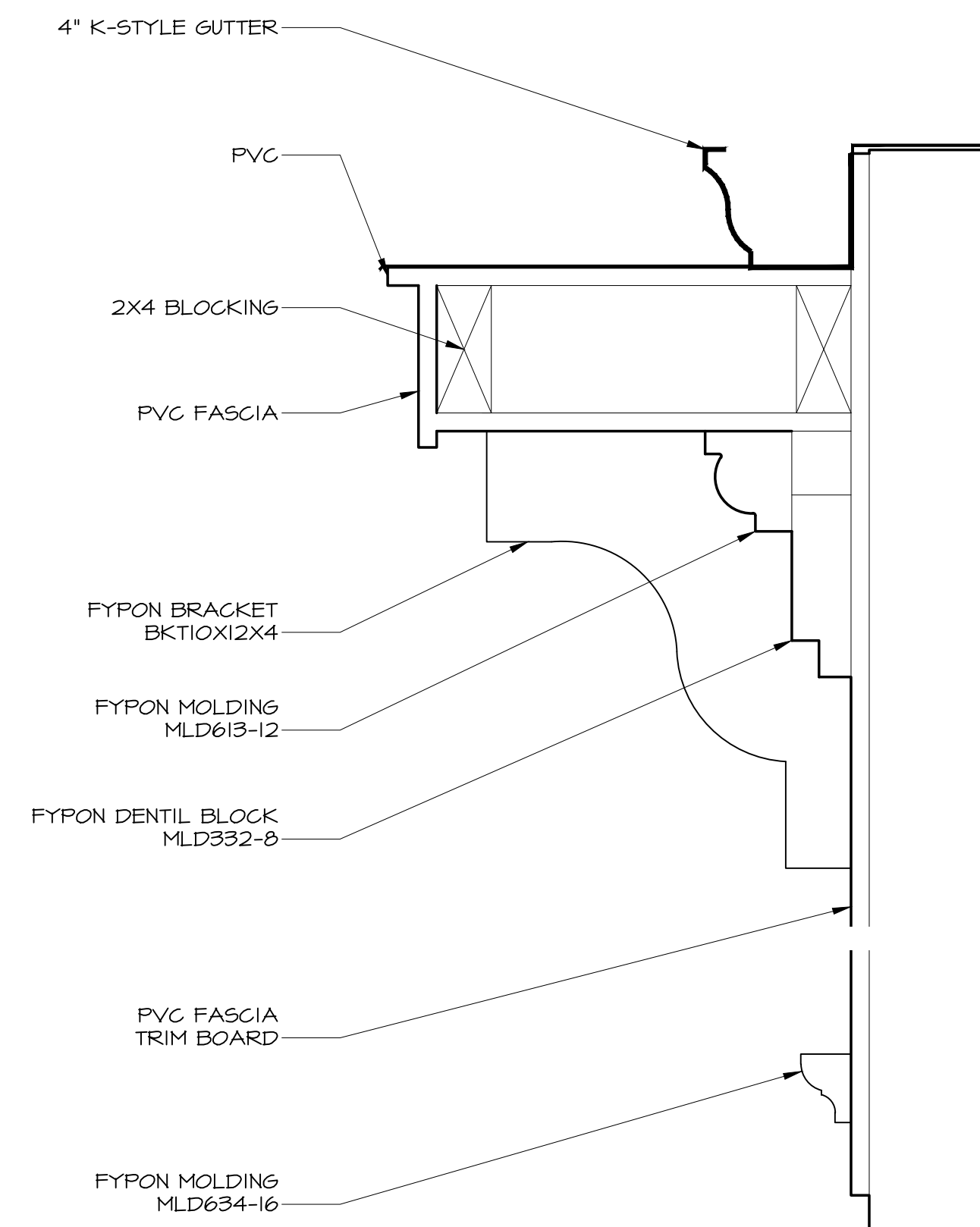


2 PROPOSED PLAN AT FOYER
SCALE: 1/4"=1'-0"



3 PROPOSED FRONT ELEVATION
SCALE: 1/4"=1'-0"

4 PROPOSED SECTION AT FRONT
SCALE: 1/4"=1'-0"



5 PROPOSED CORNICE
SCALE: 3/8"=1'-0"

STUDIOTORRES ARCHITECTURE & DESIGN

5150 Ridge Ave
Philadelphia, PA 19128
P : 215.482.7255
F : 215.482.4245

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SEAL:

REV:	DATE:	DESCRIPTION:
	10.24.16	ISSUED FOR REVIEW
	11.03.16	ISSUED FOR REVIEW

PROJECT:
ALTERATIONS TO:
6156 RIDGE AVENUE
PHILADELPHIA, PA 19128

DRAWING TITLE:

DATE: 10.24.2016
SCALE: AS NOTED
DRAWN BY: DSW
CHECKED: ART
PROJECT NO:

A-1.0