

BOARD OF COMMISSIONERS

JIM BLECHA
MARY MATAKOVICH
BOB VESSELY
DREW BRANDY
BILL BARROW

President
Vice President
Secretary
Commissioner
Commissioner



P.O. BOX 249 · AVILA BEACH
CALIFORNIA 93424
(805) 595-5400 · Fax 595-5404
www.portsanluis.com

ANDREA LUEKER *Harbor Manager*
JEFFREY A. MINNERY *Legal Counsel*
PHILLIP J. SEXTON, CPA *Treasurer*

Invitation to Bid (ITB)

Harford Pier Canopy Roof Replacement

Addendum #1 – September 21, 2021

Revisions:

Please see Revised Invitation to Bid for full revision details. Changes to the bid instructions are highlighted in yellow and/or struck out, as appropriate.

A listing of amended sections is provided below, for quick reference:

- Pg. 3, Project Scope: Items E, G, I, K, and subsequent "Note"
- Pg. 4, Bid Alternate – Composite Shingle Sides
- Pg. 4, Required Bid Alternate – Cal/OSHA-Compliant Engineered Fall Protection System
- Pg. 5, Section 1.11 WORKING DAYS & HOURS
- Pg. 6, Section 1.14 LICENSES
- Pg. 6, Section 1.16 TERMS
- Pg. 6, Section 1.18 BID DETERMINATION
- Pg. 7, Section 1.20 PERFORMANCE & PAYMENT BONDS
- Pg. 7, Section 1.21 LIQUIDATED DAMAGES
- Pg. 9, Section 2.01 ROOF SYSTEM MATERIAL
- Pg. 9, Section 3.01 SCOPE
- Pg. 10, Section 3.04 VENT INSTALLATION, DUCTS, & HATCHES
- Pg. 11, OSHA-Compliant Fall Protection System (Design & Materials)

Questions and Answers from Pre-Bid Conference:

Question 1: Is any asbestos present in the existing roof or shingles?

Answer 1: A structural evaluation of the canopy was conducted using visual and tactile investigation methods during August 2020. Although no asbestos was observed during these investigations, it is currently unknown if the existing roofing system or composite shingles contain asbestos.

Question 2: Can a core sample of the roof be taken during the job walk if the area is immediately patched?

Answer 2: Yes, however, the results of the sample must be provided to the Harbor District.

Question 3: What are the PVC material specifications?

Answer 3: Thermoplastic roofing membrane, mechanically-fastened polyvinyl chloride (PVC), ketone ethylene ester (KEE), 80 mil, single-ply roofing system, gray exposed face color, with membrane to be fastened 6" on center with perimeter and corner enhancement, to cover approximately 9,300-square feet of the flat portion of the roof and an additional 4,200-square feet (approx.) of the sloped sides of the canopy roof.

Question 4: Will the District allow a licensed "B" General Building Contractor to bid on the project?

Answer 4: No. All contractors who provide a bid for the project must have a valid C-39 Roofing Contractor license at the time of bid submission. If contractor subcontracts the project, all subcontractors must also have a valid C-39 Roofing Contractor license, which shall be verified by the District, prior to issuing the final written Notice to Proceed.

Question 5: What is the engineer's estimate?

Answer 5: An engineer's estimate for the project is unavailable at this time.

Question 6: Will the building be closed down during the reroofing work? Will a dedicated staging area be provided on-site?

Answer 6: Areas around the canopy may be closed off with coordination of the Harbor District, but impacts to businesses and public access must be minimized to the greatest extent practical. Contractors must be mindful of business operating hours throughout the duration of the work. The District has several offices located on the east side of the second floor of the canopy, which are staffed between 7:00 a.m. – 7:00 p.m. daily. The Fisherman's Market, located on the west side of the first floor of the canopy, takes place every Wednesday afternoon from 1:00 p.m. – 4:00 p.m., and every Saturday and Sunday from 11:00 a.m. – 4:00 p.m. A new Seafood Market on the east side of the first floor of the canopy will be opening November 1st, with operating hours to be determined at a later date.

Prior to beginning work, the Contractor must inform the District of any material, equipment, and vehicle staging requirements needed during the roof replacement work. The District will coordinate with existing businesses and lessees to ensure adequate space is available for contractors to park and stage equipment during the replacement. A

portion of the pier's driveway and/or parking areas immediately next to the canopy perimeter may also be blocked off to create an accessible area for contractors and to account for potential debris fallout.

Question 7: What is the estimated start date for the job?

Answer 7: Ideally, the District would like to have the roof work begin this October, with completion by November 30th. However, this may not be possible due to weather, material shortages, and scheduling; as such, it may be necessary to begin roofing work in Spring 2022. Bidders must provide an anticipated start date in the Bid Form. Bidders may indicate any discounts or premiums reflected in the total bid amount if work were to be conducted in Fall 2021 or Spring 2022, should there be any difference in costs, and provide differential costs in the "Discounts or Premiums" section of the Bid Form. However, the ultimate low bid determination will still be based on the requested specifications in the 9/20/2021 Revised ITB.

Question 8: Are there any Liquidated Damages for this project and if so, what are they?

Answer 8: Yes. In the event the Contractor is unable to complete the described scope of work to the District's satisfaction within the provided thirty (30)-day timeframe, Liquidated Damages will apply to this project. Refer to Section 1.23 LIQUIDATED DAMAGES of the Revised ITB.

Question 9: Are Bid Bonds or Performance and Payment Bonds required?

Answer 9: No Bid Bonds will be required for the project. Performance and Payment Bonds will be required. Refer to Section 1.20 PERFORMANCE AND PAYMENT BONDS of the Revised ITB for bonding requirements and amounts. Contractor shall furnish copies of bonds to District, prior to work commencement.

Question 10: Are there any special considerations or requirements regarding wildlife or water quality that the contractor needs to be aware of during the work? Are there any associated fines for violating such requirements?

Answer 10: The Contractor shall ensure no debris or materials will enter the waters of the bay. In the event any of Contractor's roofing materials or equipment or other debris enter the water, Contractor will immediately notify the District's Representative, Planner/Analyst, to ensure materials are immediately recovered or removed from the water. Contractor will ensure all materials are secured at the end of each work day. No fines or violations will be assessed on behalf of the District for wildlife disturbance, however, Contractor should consult with District Representative if work is impacted by wildlife.

Question 11: Is the pier's load capacity adequate for material, equipment, and vehicle staging near the canopy?

Answer 11: Yes. The pier can handle multiple 3-axle trucks with trailers having GVWR's of up to 17-tons. The District also routinely works at the end of the pier with heavy equipment, such as a reach lift, crane, and utility trucks.

Question 12: Does the glass mat need to be removed and replaced?

Answer 12: Yes. The existing glass mat roof board must be removed and replaced with a ¼" glass mat roof board that provides a Class A fire rating.

Question 13: What is the color specification for the shingles and for the PVC?

Answer 13: PVC should be gray and composite shingles should be gray (as close to matching the color of existing gray shingles on other roofs at the end of the pier).

Question 14: Is the "pop-out" structure on the west side of the building (Olde Port Inn Restaurant) also to be re-roofed or included in the scope of work?

Answer 14: No; the scope of work only includes re-roofing of the main canopy structure, not the restaurant "pop-out" on the west side of the pier. This building is planned for demolition.

Question 15: Do subcontractors need to possess a valid C-39 Roofer's license?

Answer 15: Yes. All contractors and subcontractors performing work on the project must possess a valid C-39 Roofing Contractor license at the time work is performed.

Question 16: Who will be removing the ducts, vents, and electrical lines?

Answer 16: Contractor will be responsible for removal of ducts and vents. The Harbor District will be removing electrical lines and will coordinate with the Contractor as needed to complete work.

Question 17: Will the bid closing date be extended?

Answer 17: At this time, the District will not be extending the bid closing date. However, the Harbor District reserves the right to award, not award, or re-bid the project. If bid is not formally awarded by the Board of Commissioners, the District will notify bidders of such decisions and may proceed with re-bidding the project.