

Bethany Evangelical Lutheran Church
715 Mather Ave.
Ishpeming, MI 49849

23 February 2018

Dear Prospective Bidder,

You are invited to bid on repair work to be accomplished on the exterior of the building at Bethany Evangelical Lutheran Church, Ishpeming, MI. You may download the bid documents from the church's website at, www.bethanyishpeming.org .

We also want to encourage someone from your firm to attend a pre-bid meeting to be held on 6 March 2018, 09:00 a.m. at the church building located at the address shown in the letterhead. This request for proposals is design-build in nature. We are counting on the bidding contractors to provide us with good solutions for our repair/replacement needs. It will be important that you attend the pre-bid meeting to get an understanding of our intent for the project(s). After you review the request for proposals, come to the pre-bid meeting with your questions and we will answer them as best we can. We will also do a "walk around" to survey the work items on the bid list. *If you have previously provided a bid for some of this work, please resubmit your bid using the new information contained in the current request for proposals.*

We are undertaking a major repair and maintenance effort to upgrade some components of the building that have been in place for 55 years. Our intent is that the new work will last at least that long. In general, here are the major tasks that we are putting out for bids. More details can be found in the bid documents.

1. Replace the shingles on the education wing (approximately 100 squares) including drip edge. Also encase the fascia and soffits with aluminum. (also includes the west entrance door low roof)
2. Replace all the windows in the education wing, fellowship hall, choir loft, and sanctuary.(approximately 24 various sizes)
3. Replace exterior doors (6 each)
4. Cover all wood sided sections of the building with aluminum or steel. This includes up to three "bump-outs" in the sanctuary, two gable ends on the education wing and fellowship hall, as well as a section above the education wing on the exterior wall outside of the pastor's office.
5. Encase the fascia and soffits on the sanctuary with aluminum.

You may bid on individual items or all of the items on the bid list for work that your firm is interested in completing. You do not have to bid on every item. We as a committee will select proposals based on the "best value" for our church. The low bid is not the only criteria we will use. Multiple bids which include alternative designs/ideas are authorized and encouraged.

We look forward to meeting you at the pre-bid meeting. Proposals are due 16 March 2018. Questions send us an e-mail, Bethany.projects.2018@gmail.com

Very Respectfully,

Project committee
Tom Perry, Bob Bruhnke, Jim Kinnunen

Bethany Evangelical Lutheran Church
715 Mather Ave.
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Subject: Bid List/Schedule of Values

Dear Bidder,

Please provide your price for each of the work packages as listed below. Alternative prices for individual items to reflect a difference in material(s) quality or type will be accepted and considered. A pre-bid meeting is scheduled for 6 Mar 2018, 09:00 a.m. Proposals are due 16 March 2018.

1. Permits: (if required) \$ _____
2. Performance Bond: (if required) \$ _____
3. Education Wing and Fellowship Hall roofing, fascia, soffit: Furnish and install new roofing, flashings, fascia and soffit covering; complete. \$ _____
 - 3a Furnish per unit cost to replace any existing rotted or damaged woodwork:
 - i. Roof sheathing, \$ _____ per square ft.
 - ii. Fascia boards, \$ _____ per lineal ft.
 - iii. Soffit boards, \$ _____ per square ft.
4. Furnish and install new windows:
 - a. Education Wing, Southside \$ _____
 - b. Education Wing, Northside \$ _____
 - c. Fellowship Hall, Eastside \$ _____
 - d. Sanctuary, \$ _____ ea X 4 = \$ _____
 - e. Choir loft, \$ _____
- 4e Furnish per unit cost to replace damaged or broken marble window sills:
 - i. Marble \$ _____ linear ft.
 - ii. Wood or alternative material \$ _____ linear ft.
5. Furnish and install new doors:
 - a. Education Wing, west entrance \$ _____
 - b. Education Wing, North stairwell to basement level, upper door \$ _____
 - c. Education Wing, North stairwell to basement level, lower door (weather seal only) \$ _____
 - d. Education Wing, N, exterior door into 1st floor shed \$ _____
 - e. Education Wing, N, interior shed door from shed into bldg. \$ _____
 - f. Fellowship Hall, east fire exit door (weather seal only) \$ _____
 - g. Sanctuary, East \$ _____
 - h. Sanctuary, South \$ _____
6. Furnish and install metal siding for exterior wood sided areas of the building:
 - a. Sanctuary "bump outs" \$ _____ ea X 3 = \$ _____
 - b. Gable ends \$ _____ ea X 2 = \$ _____
 - c. Exterior west wall outside of the offices \$ _____
 - d. Above front door \$ _____

- e. Back of church above roof facing north & east \$ _____
- f. Miscellaneous small areas around church \$ _____

- 7. Furnish and install metal fascia and soffit covering for the sanctuary portion of the building:
 - a. Fascia \$ _____
 - b. Soffit \$ _____

You may bid on individual line items or all of the items on the bid list, depending on your firm's capabilities. You do not have to bid on the entire list. We, as a committee, will select proposals based on the "best value" for our church. The low bid is not the only criteria we will use. Multiple bids which include alternative designs/ideas are authorized and encouraged.

Submittals such as architectural specs, cut sheets, engineering drawings, etc. for all major components need to be included with your proposals. At a minimum we are going to want to see technical information on the following items so we can properly evaluate the proposals: shingles, windows, doors, fascia and soffit coverings, siding and siding systems.

Questions send us an e-mail: Bethany.projects.2018@gmail.com

Very Respectfully,

Project committee
Tom Perry
Bob Bruhnke
Jim Kinnunen

Attachments:

1. Scope of work
2. Terms & Conditions
3. Schedule of Windows and Doors

Scope of Work/Owner's Intent

Windows:

- U-Value Less than 0.33
- Solar Heat gain Coefficient .4 to .55
- Air Leakage less than 0.30 cfm/ft²
- UV- protection Greater than 75%
- Frames Aluminum with wood inside.
- All opening windows are single hung unlike the existing windows, use the same width unless noted.
- Center window sections are to be as large as possible.

Please quote windows as described below including removal, disposal and installation. All removed/demolished items become the property of the contractor.

1. Education Wing South side.
 - a. Upper level, four windows, Size 125in. wide by 54 ¼ in. high. Single hung opening on both ends.
 - b. Lower level, two windows, Size 126 ¼ "wide by 41 ¾" High. Single hung opening on both ends.
2. Education Wing North Side, Upper level only.
 - a. Three Windows, Size 125" wide by 54 1/4"high. Single hung opening on both ends.
 - b. One window, Nursery, 72 ½ wide by 54 "high, Single hung opening on both ends.
3. North wall, Kitchen window.
 - a. Size 52 ¼" wide by 29 ¾ "with single hung opening on both ends.
4. North wall, inside shed, non-opening.
 - a. Size 26 ½" wide by 54 ½" high.
5. North wall, Fellowship hall serving area.
 - a. Size 76 ½ "wide by 52" high with single hung opening on both ends.
6. East side Fellowship hall.
 - a. Four windows non opening, Size 76 ½ "wide by 29 ¾ "wide.
 - b. One window, Size 100 ½" wide by 54 ½" high with single hung opening both ends.
7. *South wall of Sanctuary, East side of altar, window on the outside of the colored plastic glass.
 - a. Size 5 foot wide by 16 foot high, Block to block.
8. *South wall of Sanctuary, West side of altar, window on the outside of the colored plastic glass.
 - a. Size 5 foot wide by 16 foot high, Block to block.
9. *West wall of Sanctuary, Parking lot side.
 - a. Two windows on the outside of the colored windows.
 - b. Size 5 foot wide by 16 foot high, Block to block.

*Installation of the Sanctuary windows must be coordinated with the modifications to the siding on the "bump-outs."

10. West wall of Sanctuary, Choir Loft windows
 - a. Two windows, 4 ft by 8 ft. with lower opening section not awning.

Exact measurements are the responsibility of the contractor.

Doors:

- ¼ Tempered Glazing
- Glass U-Value Less than 0.33
- Dark Bronze Anodized Aluminum frames.
- Panic hardware, with keyed alike locks, unless specified and closers.

Please quote doors as described below including removal, disposal and installation. All removed/demolished items become the property of the contractor.

1. West Entrance door to education wing.
 - a. Rough opening 6 ft. wide by 100 in. high.
 - b. 36 "wide by 82" high door, half-light, centered in rough opening, with insulated glass or panels on sides.
 - c. Glass window above the door.
2. North wall, west side, upper entrance door to the lower level class room.
 - a. Rough opening 44" wide by 82 ½ ".
 - b. Door size 40" wide.
 - c. Half-light with push open closure with lock.
3. North wall, west side, lower entrance door to the lower level class room,
 - a. Provide weather seals only on existing door
 - b. Rough opening 44" wide by 82 ½ ".
4. North wall, entrance door on the shed.
 - a. Rough opening 42 ½" wide by 81 ½" high.
 - b. Half-light, push open closure with lock.
5. North wall, entrance door inside of the shed.
 - a. Rough opening 44" wide by 82 ½" high.
 - b. Could use door size 36" or 40".
 - c. Half-light, closure, no lock.
6. East side of Sanctuary, hallway outside door.
 - a. Rough opening 61 ½ "wide by 105" high.
 - b. 36 "by 105" doors with clear side lights.
 - c. Wood look inside solid door, push open closure with lock.
7. South wall of the sanctuary-west side of altar.
 - a. Rough opening 61 ¾ "wide by 105 "high.
 - b. Door size 36" by 82" with clear side lights, solid top.
 - c. Wood look inside solid door, push open closure with lock.

Exact measurements are the responsibility of the contractor.

Roofing

Replace roofing (including roof over the west entrance door):

- a. tear off old roofing down to the sheathing,
- b. Remove old kitchen exhaust fan roof vent that is no longer used and repair the hole left behind,
- c. install new felt,
- d. install new snow & ice guard,
- e. install new drip edge,
- f. replace all flashings
- g. install new 30 year commercial grade architectural shingles, the color to closely match the existing shingles,
- h. properly dispose of all demolition debris,

Metal Fascia

Install new metal fascia:

- a. Install metal sheeting over all fascia boards
- b. Dark brown color

Metal Soffits

Install new fully vented metal covering on soffits:

- a. Soffit vent openings need to be maintained to allow proper ventilation of the attic.
- b. Dark brown color

Install metal siding

The owner's intent in covering all wood sided surfaces on the exterior of the building is to make them "maintenance-free." The efficacy of placing insulation on the "bump-out" areas of the sanctuary is unknown. We are open to suggestions from the bidding contractors.

- a. Cover all existing wood surfaces with metal siding with concealed fasteners.
- b. Dark brown color, with an alternative bid for copper color on the "bump-outs" only.
- c. Contractors to recommend and price installation of insulation systems on sanctuary "bump-outs" in conjunction with the siding, if feasible.

Approximate square footage of areas to be covered with siding: (Approximate measurements)

- a. Sanctuary "bump-outs": 3 ea @ 510 sq ft.
- b. Gable ends: 2 ea @ 560 sq ft.
- c. Exterior west wall outside of the offices: 200 sq ft.
- d. Above front door: 150 sq ft.
- e. Back of church above roof facing north & east: 300 sq ft.
- f. Miscellaneous small areas around the building: less than 100 sq ft

The contractors are responsible for exact measurements.

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General Terms and Conditions

1. OSHA safety standards (29 CFR 1926) will be maintained on the project at all times with emphasis on PPE, working at heights, respiratory and hearing protection.
2. The minimum personal protective equipment (PPE) to be worn on site at all time is hard hat, safety glasses, safety toe boots, with hearing and respiratory protection as required.
3. There will be a pre-bid meeting/"walk around" on 6 March 2018, 09:00 a.m. at Bethany Evangelical Lutheran Church.
4. Bids are due not later than 16 March 2018.
5. This request for proposals is intended to be design-build in nature. We are looking to the bidding contactors to offer us good solutions for our repair/replacement needs. Contractors will be selected to perform the work based on the "best value" for our church. We are NOT just looking at the lowest cost. Alternative or multiple bids on an individual item are authorized and encouraged.
6. A tentative work schedule will be submitted with your bid.
7. Before a notice to proceed is issued to the successful bidder(s), the following documents shall be turned over to the owner's representative:
 - a. Proof of liability insurance, with Bethany Evangelical Lutheran Church as an additional insured, is required.
 - b. Proof of workers compensation insurance is required.
 - c. Proposed work schedule
 - d. Submittals for approval of all materials/supplies to be used on the project as called out in the submittal listing; i.e. shingles, Al fascia/soffit sheeting, windows, doors, caulking, standing seam sheeting, etc.
 - e. A copy of your company's health and safety plan to include site specific hazard identification and mitigation plans. [Activity hazard analysis, (AHA), job safety analysis (JSA), etc.]
8. Once work is started it is expected that the job will be manned daily until completed.
9. Invoices will be paid within 30 days of substantial completion of each phase, owner's acceptance and the submission of a request for payment.

10. We are a tax exempt organization. Do not include sales taxes in your bid. We will provide a copy of our tax ID number to the successful bidder(s).
11. The successful bidder will be required to provide a one year warranty on all workmanship and materials from the date(s) of substantial completion. Our intent is that the new work will last as long as the items that are being replaced.
12. All dimensions provided in the bid documents are nominal in nature. The successful bidder will be responsible to verify measurements before ordering materials, i.e. windows, doors, etc.
13. The owner's representatives realize that there may be hidden damage under exterior surfaces, i.e. roofing, siding, etc. that will be exposed during demolition. Before any unanticipated exposed structural damage is repaired, the owner's representative will be notified and a cost for repairs negotiated ahead of time. Any unspecified repairs made without the owner's representative's approval, may not be reimbursed. Pre-approval for all out-of-scope work is required.
14. Building access/ work hours will be generally M-F 7:00 am - 6:00 pm (open for negotiation). Saturday work will need to be coordinated with the owner's rep in advance. Sunday work will only be authorized on a case by case basis in the afternoon only. In the event of unscheduled use of the building, i.e. funerals, the owner's rep will notify the contractor of the necessity for modified or delayed work hours as far in advance as possible.
15. One of the owner's reps will insure the building is locked up after each shift, i.e. 6 pm.
16. The contractor is expected to keep the work site clean and orderly to the extent possible. The building will be in use for a large part of the time the building is under construction. The visitors need to be kept safe from injury. No nails in the parking lot that may puncture tires!
17. Any bids totaling \$50,000 or more will require a performance bond.

