



Fulton County, GA

Department of Purchasing & Contract Compliance

Cecil S. Moore, CPPO, CPPB, CPSM, C.P.M., A.P.P
Director

October 7, 2009

Re: #09ITB70030K-DB
Summertree Condominium Complex-Asbestos Abatement and Demolition

Dear Bidders:

Attached is one (1) copy of Addendum 1, hereby made a part of the above referenced ITB #09ITB70030K-DB; Summertree Condominium Complex-Asbestos Abatement and Demolition.

Except as provided herein, all terms and conditions in the Summertree Condominium Complex-Asbestos Abatement and Demolition referenced above remain unchanged and in full force and effect. Fulton County will not be accepting any more questions for this project effective 10-07-09.

Sincerely,



Darlene A. Banks,
APA

Winner 2000 - 2009 Achievement of Excellence in
Procurement Award • National Purchasing Institute



130 Peachtree Street, S.W., Suite 1168 • Atlanta, GA 30303 • (404) 612-5800

This Addendum forms a part of the contract documents and **modifies** the original ITB documents as noted below:

The Project Description and Scope of Work have been modified as follows:

Description of Project:

The Fulton County Purchasing Department is soliciting bids from qualified vendors to provide all necessary equipment, labor and materials to perform the following: Asbestos Abatement, Pre-demolition rodent eradication and eradication letter; Demolition, removal and disposal of all above ground building structures from 19 buildings (each building is approximately 4,650 square feet); Removal and disposal of all trash and debris. The location of the work is at 122 Summertree Lane, Riverdale, Ga. 30296.

Sealed Bids for the Summertree Condominium Complex Asbestos Abatement and Demolition Project will be received by the Fulton County Department of Purchasing and Contract Compliance at 130 Peachtree Street, S.W. Suite 1168 Atlanta, GA 30303, until 11:00a.m., local time, on **Monday, October 19, 2009**, and then at said office publicly opened and read aloud.

Permits:

No Land Disturbance Permit is required for this project. Fulton County will apply for the Demolition Permit. The selected contractor shall provide to Fulton County all necessary asbestos abatement documents and a signed rodent eradication letter from a certified exterminator prior to obtaining the Demolition Permit. The selected vendor shall be responsible for preparing and submitting a 10 day demolition notification letter to EPA and obtaining EPA approval regarding asbestos abatement and hazardous material removal before demolition may begin. Exhibit B is the report prepared by National Environmental Solutions, Inc. that outlines the locations of asbestos to be removed in the buildings. The selected vendor or sub contractor performing this work must be licensed and insured in the State of Georgia and will perform the work in accordance with all State and Federal hazardous waste removal and disposal regulations.

#09ITB70030K-DB
Addendum No. 1
Page Three

The Term of Contract has been modified as follows:

The Bidder agrees hereby to commence work under this Contract, with adequate personnel and equipment within **10 consecutive calendar days** from the execution of a contract and on a date to be specified in a written Notice to Proceed. The Bidder agrees to fully complete all work under this agreement within **85 consecutive calendar days** from the issuance of the Notice to Proceed.

Section 00300 Bid form Pricing Sheet (pages 22 and 23) have been modified to reflect changes in the scope of work. Bids are to be completed and submitted on these attached revised Bid Pricing Sheets only.

Division 1, 01010 Summary of Work (page 97) has been modified to reflect changes in the scope of work.

Statement/Questions from Vendors and Statement/Responses from Fulton County's requesting/user department

Statement: Many vendors have requested a date for another **site visit**. Please see below for the response.

Response: Three additional non-mandatory site visits are scheduled as follows: **Friday, October 9, 2009 at 11:00 am to 12:30 pm; Tuesday, October 13, 2009 at 1:30 pm to 3:00pm and Wednesday, October 14, 2009 at 11:00am to 12:30pm at 122 Summertree Lane, Riverdale, GA 30296.** These site visits are intended to give prospective bidders and subcontractors the opportunity to view the site and take any measurements needed to complete their bids. Please do not visit the site without permission/approval by Fulton County Government Purchasing & Contract Compliance Department.

Question: For the Summertree Condominium Complex Asbestos A&D Project, are you seeking bids for any sort of air monitoring or air clearance activities associated with the asbestos abatement?

Response: Due to the close proximity of habitable residences, Fulton County will require air quality monitoring during the asbestos abatement process. The selected vendor shall be responsible for providing a Georgia State licensed contractor to

#09ITB70030K-DB
Addendum No. 1

Winner 2000 - 2009 Achievement of Excellence in
Procurement Award • National Purchasing Institute



#09ITB70030K-DB
Addendum No. 1
Page Four

perform the monitoring work. Payment for this item has been included on the bid schedule.

Statement: I was hoping you could give me the budget cost or cost estimate for the Asbestos Abatement and Demolition at the Summer Tree Condominium Complex.

Response: The budget cost or cost estimate will not be given out for this project.

Question: Was the pre-bid mandatory?

Response: No.

Question: Please give us a description of the demolition?

Response: The purpose for this project is to remove all 19 uninhabitable buildings and adjoining above ground structures (fencing and car port support columns) and cleanup existing trash from the site. After the required 10 day notification to EPA, legal asbestos abatement, removal and disposal by a certified company, and rodent eradication, all remaining above ground structures and any above ground trash/debris shall be demolished and legally disposed of off site. Note that asphalt, curb & gutter and the existing building concrete slab foundations are to remain in place.

The buildings are similar in size; they are one and a half stories and house 4 apartment units each, approximate square footage per building is 4,650 sqft. The scheduled site visits are for the bidders and subcontractors to get actual onsite measurements and to view the site for bidding purposes.

Question: Land Disturbance Permit Acquisition-who will apply?

Response: The project does not require a Land Disturbance Permit.

Fulton County will apply for the Demolition Permit. The contractor shall provide to Fulton County required documentation for the Demolition Permit pertaining to asbestos abatement and rodent eradication. Any related cost for permitting shall be paid from Task Allowances for Testing and Permitting.

Question: Storm Water Management Plan-Drawings required to get EPD permit-file for NOI Etc.?

Response: No plans are required. The existing concrete slab foundations, asphalt roads and curb & gutters shall remain in place. No land disturbance activity shall take place. The buildings are easily accessible from the paved road and parking areas in the complex. Fulton County will require all storm drains be fitted with curb inlet filters (pigs in a blanket) sd2p.

Winner 2000 - 2009 Achievement of Excellence in
Procurement Award • National Purchasing Institute



Question: Tree Protection Plan-required by Fulton County Arborist-Concrete Slab on Grade at units can remain-how does this affect the Storm-Etc?

Response: No formal tree protection plan required. All trees and vegetation are to remain. During demolition the contractor should take precautions to keep heavy equipment on the existing paved surfaces. The assigned Fulton County Project Manager may require tree protection in a few select areas. If so, then tree protection fencing shall be installed as directed and paid from Task Allowances as a unit price item.

Question: Are there any drawings with this project? I checked the website, I downloaded the specs, but I didn't see the drawings online, I just wanted to confirm that this project didn't have drawings.

Response: There are no drawings since the existing buildings will be demolished and all debris removed. A total of 4 site visits are scheduled to allow proposed vendors the chance to view the site and take measurements they need to prepare their bid.

Question: Due to the unsafe conditions of the buildings, can acm be removed as bulk during demolition?

Response: The means and method of construction are the responsibility of the contractor. The asbestos must be removed and disposed of by a trained and State of Georgia licensed contractor to legally remove and dispose of the asbestos.

Question: Is Water and Electricity available at the site for construction?

Response: Utilities have been disconnected at the complex. Means and Method of construction and providing temporary water and electricity are the responsibility of the contractor. Note that any temporary hydrant water meters are to be obtained from The City of Atlanta. Water trucks, temporary electrical drop or generators are acceptable by the County.

Question: Will there be an Erosion Plan available for this project?

Response: No, there is no land disturbance activity. The Fulton County Project Manager can direct the contractor to install type A silt fence if he/she deems it necessary. The contractor shall install erosion control as directed by the Fulton County Project Manager. Payment shall be paid from the Task Allowance Bid Item for silt fence.

Question: The 45 day schedule, is that working days or consecutive calendar?

Response: The term of the contract has been extended to 85 consecutive Calendar days from the issuance of a formal Notice to Proceed.

Question: What is the Square footage of the buildings? Are there any floor plans?

Response: There are 19 buildings total. Each building is approximately 1 ½ stories and measure 48' by 72' and the ½ story is 48' by 25'. No floor plans are available but the total approximated square footage per building is 4,650 sqft. each. Exhibit B details the locations of asbestos through out the complex. To get actual quantities for bidding the proposed bidders will need to attend one of the scheduled site visits and view the site and take accurate measurements.

Question: Is it possible to add an example of the EBO plan on the Fulton County website?

Response: For assistance with your EBO Plan, you may contact Bebe Love at 404-612-6316.

ACKNOWLEDGEMENT OF ADDENDUM NO. 1

The undersigned proposer acknowledges receipt of this addendum by returning one (1) copy of this form with the proposal package to the Purchasing Department, Fulton County Public Safety Building, 130 Peachtree Street, Suite 1168, Atlanta, Georgia 30303 by the ITB due date and time Monday, October 19, 2009 at **11:00 A.M.**

This is to acknowledge receipt of Addendum No. 1, _____ day of _____, 2009.

Legal Name of Bidder

Signature of Authorized Representative

Title

Winner 2000 - 2009 Achievement of Excellence in Procurement Award • National Purchasing Institute



1. PRICING SHEETS

For furnishing all products, materials and equipment and performing all labor necessary to complete the Summertree Condominium Complex- Asbestos Abatement and Demolition project as outlined in this bid document. The selected vendor shall perform the following work in compliance with Local, State or any Federal requirements regarding asbestos and hazardous waste removal and disposal.

NO.	DESCRIPTION	EST. QTY	UNIT COST	TOTAL COST
1.	Asbestos Abatement as outlined in Exhibit B.	-----	Lump Sum	\$
2.	Rodent Eradication and Letter	-----	Lump Sum	\$
3.	Demolition and Removal of all above ground Structures, Trash and Debris	-----	Lump Sum	\$
Items 4, 5, 6, 7, 8, 9 and 10 are Task Allowance Items only to be used when <u>pre-authorized</u> and directed by the assigned Fulton County Project Manager.				
4.	Type A silt fence installed sd 1-A	875 LF	Per LF \$	\$
5.	Curb Inlet Filter Sd2P (Pigs In Blanket)	75 LF	Per LF \$	\$
6.	Seed and Straw	175 SY	Per SY \$	\$
7.	Tree Protection Fence	200 LF	Per LF \$	\$
8.	Air Quality Monitoring – Used during asbestos abatement	25 days	Per Day \$	\$
9.	Traffic Control- Certified Flagmen, signs.	48 hrs	Per Hour \$	\$
10.	Unforeseen Site Conditions/ Additional Testing/ Permits- As directed by Fulton County Project Manager	-----	-----	\$ 25,000.00
TOTAL BID AMOUNT			\$	

2. SPECIAL CONDITIONS/INSTRUCTIONS :

No payment shall be made for any work outside the scope of work listed in this solicitation. Any claim on items 4, 5, 6, 7, 8, 9, and 10, Task Allowances must be pre-approved by the assigned Fulton County Project Manager and payment shall be based on the actual quantities installed per the unit price.

The Bidder agrees hereby to commence work under this Contract, with adequate personnel and equipment, 10 days from the execution of a formal contract and the date will be specified in a written order (Notice to Proceed) of the Contracting Officer and to fully complete all work under this Contract within 85 consecutive calendar days from the issuance of a formal Notice to Proceed.

The Bidder declares that he understands that the quantities shown for the unit prices items are subject to either increase or decrease, and that should the quantities of any of the items of work be increased, the Bidder proposes to do the additional work at the unit prices stated herein; and should the quantities be decreased, the Bidder also understands that payment will be made on the basis of actual quantities at the unit price bid and will make no claim for anticipated profits for any decrease in quantities; and that actual quantities will be determined upon completion of work, at which time adjustments will be made to the contract amount by direct increase or decrease.

In case of discrepancies between the figures shown in the unit prices and the totals, the unit prices shall apply and the totals shall be corrected to agree with the unit prices. In case of discrepancies between written amounts and figures, written amounts shall take precedence over figures and the sum of all Bid extensions (of unit prices) plus lump sum items shall take precedence over BID TOTAL.

The Bidder furthermore agrees that, in the case of a failure on his part to execute the Contract Agreement and Bonds within ten (10) days after receipt of conformed contract documents for execution, the Bid Bond accompanying his bid and the monies payable thereon shall be paid into the funds of the Owner as liquidated damages for such failure.

Enclosed is a Bid Bond in the approved form, in the sum of: _____

_____ Dollars

(\$ _____) according to the conditions of "Instructions to Bidders" and provisions thereof.

The undersigned acknowledges receipt of the following addenda (list by the number and date appearing on each addendum) and thereby affirms that its Bid considers and incorporates any modifications to the originally issued Bidding Documents included therein.

ADDENDUM # _____ DATED _____

ADDENDUM # _____ DATED _____

ADDENDUM # _____ DATED _____

DIVISION 1

01010- SUMMARY OF WORK

PART 1 - GENERAL

1.1 SECTION INCLUDES

- A. Summary of the Work
- B. General Requirements
- C. Special Project Procedures

1.2 SUMMARY OF THE WORK

The Project consists of the following major elements:

(I) 10 days prior to demolition, the selected vendor shall notify and coordinate with the EPA/EPD all required information for the lawful removal and disposal of asbestos or hazardous waste. The vendor shall be responsible for the legal abatement and disposal of all determined asbestos contaminated materials as outlined in the "Asbestos Survey Report" prepared by National Environmental Solutions, Inc. (**Exhibit B**) in accordance with State and Federal hazardous waste disposal guidelines. The contractor or sub-contractor of this work must be licensed and certified to perform this type of work and insured in the State of Georgia. Also, the selected vendor shall provide air quality monitoring during the asbestos abatement process and ensure the protection of surrounding properties from any contamination due to the work.

(II) Prior to any demolition the selected vendor shall install type C silt fence and tree protection fence as directed by the assigned Fulton County Project Manager. Fulton County shall inspect and approve the installation of all erosion control measures. The selected vendor shall install sd2-p curb inlet filter "Pig in a Blanket" over all curb storm inlets. Tree protection fencing shall be installed as directed and deemed necessary by the assigned Fulton County Project Manager.

(III) Within 10 days prior to demolition and in order to acquire the demolition permit, the selected vendor shall have a licensed exterminator treat the structures and prepare a vermin rodent eradication letter to be delivered to the assigned Fulton County Project Manager. The Selected Vendor shall also provide to the Fulton County Project Manager all asbestos abatement documentation required to obtain the demolition permit.

(IV) The contractor shall coordinate the disconnection of any active Utilities present on site, including Water, Gas, Electrical, and Sewer.

(V) Demolish, remove and dispose of all above ground building structures on the site, remove all trash and debris from the demolition work and any pre-existing trash and debris located on the Summertree Condominium property. **All underground utility pipes shall remain on site, properly capped, disconnected and abandoned. Asphalt roads, concrete foundation slabs, manholes, storm drains and curb and gutters shall remain on site and in place.** The contractor shall make all efforts to perform the work and keep heavy equipment on paved areas of the property. No trees or other vegetation shall be removed. All work shall be in conformance with OSHA Safety Standards.

(VI) Traffic control and site security and safety shall be the sole responsibility of the selected vendor.

(VII) Working hours shall be from 7:30 am to 6:00 pm Monday through Friday.