



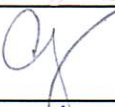




SUBJECT: Award of bid number 23-051B to H Construction, LLC. for the contract amount not to exceed \$317,420 to replace the DSJ Gym Floor.

AGENDA OF: March 7, 2023

ASSEMBLY ACTION:

Approved under the Consent Agenda 3-7-23 

AGENDA ACTION REQUESTED: Present to the Assembly for consideration.

Route To Department/Individual	Signature	Comments
Purchasing Officer		
Public Works Director	Tom Adams <small>Digitally signed by Tom Adams Date: 2023.02.16 16:05:00 -09'00'</small>	
Finance Director		
Borough Attorney	 for N.S.	
Borough Manager		
Borough Clerk	 2/27/23	

ATTACHMENT (S) : Fiscal Note: Yes ☒ No ☐
 Analysis Sheet (3p)
 Scope of Work (3p)

SUMMARY STATEMENT: On December 12, 2022, the Matanuska-Susitna Borough Purchasing Division issued a solicitation requesting bids from qualified contractors to make repairs and improvements to Dorothy Swanda Jones (DSJ) Gymnasium. Construction Services purchased will support the Public Works Department in assembly district #2.

In response to the advertisement, seven bids were received. Award recommendation is being made to H Construction, LLC as the lowest responsive and responsible bidder based on Total Bid Amount.

The substantial completion date for this project is August 25, 2023 with the final completion of September 1, 2023.

In accordance with MSB 3.08.170(B), Administration requests authority to modify the resulting contract completion date by 90 days for unforeseen circumstances.

The Public Works Department, Project Management Division will be administering the contract.

RECOMMENDATION OF ADMINISTRATION: Approve the subject action memorandum.

MATANUSKA-SUSITNA BOROUGH
FISCAL NOTE

Agenda Date: March 7, 2023

SUBJECT: Award of bid number 23-051B to H Construction, LLC for the contract amount not to exceed \$317,420.00 to replace the DSJ Gym Floor.

ORIGINATOR: Purchasing

FISCAL ACTION (TO BE COMPLETED BY FINANCE)	FISCAL IMPACT <u>YES</u> NO
AMOUNT REQUESTED <u>\$ 317,420.00</u>	FUNDING SOURCE <u>Boro Facilities Cap. Proj.</u>
FROM ACCOUNT # <u>435.00.000 4xx.xxx</u>	PROJECT # <u>10063</u>
TO ACCOUNT :	PROJECT #
VERIFIED BY: <u>[Signature]</u>	CERTIFIED BY:
DATE: <u>2-17-23</u>	DATE:

EXPENDITURES/REVENUES: (Thousands of Dollars)

OPERATING	FY2022	FY2023	FY2024	FY2025	FY2026	FY2027
Personnel Services						
Travel						
Contractual						
Supplies						
Equipment						
Land/Structures						
Grants, Claims						
Miscellaneous						
TOTAL OPERATING						

CAPITAL		<u>317.4</u>				
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REVENUE						
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FUNDING: (Thousands of Dollars)

General Fund						
State/Federal Funds						
Other		<u>317.4</u>				
TOTAL		<u>317.4</u>				

POSITIONS:

Full-Time						
Part-Time						
Temporary						

ANALYSIS: (Attach a separate page if necessary)

PREPARED BY: _____ PHONE: _____
 DEPARTMENT: [Signature] DATE: 2/17/23
 APPROVED BY: _____ DATE: _____

MATANUSKA-SUSITNA BOROUGH: PURCHASING

BID OPENING PRELIMINARY RESULTS

23-051B DSJ Gym Floor Replacement

BIDDER		<i>H Construction</i>		<i>Roger Hickel Contracting</i>		<i>Tyneek Contractor Sves</i>	
Signed Bid Form – REVISED by Addendum #2		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Receipt of Addendum – 1, & 2		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Bid Guarantee		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
BID ITEM	DESCRIPTION	BID AMOUNT		BID AMOUNT		BID AMOUNT	
1.	Lump Sum Base Bid:	\$ 310,000.00		\$ 722,000.00		\$ 377,648.00	
2.	LF Quantity Allowance for Joists:	\$ 95.00	\$ 950.00	\$ 1.69	\$ 169.00	\$ 12.70	\$ 127.00
3.	LF Quantity Allowance for Beams:	\$ 530.00	\$ 5,500.00	\$ 14.05	\$ 1405.00	\$ 70.80	\$ 708.00
4.	Additive Alternate 10-yr Warranty:	\$ 970.00		\$ 1240.00		\$ 970.00	
5.	TOTAL BID AMOUNT:	\$ 317,420.00		\$ 724,814.00		\$ 379,453.00	

RECOMMENDATION: ALL BIDS ARE TAKEN UNDER ADVISEMENT

Tuesday, February 7, 2023
DATE



PURCHASING OFFICER



PURCHASING REPRESENTATIVE

WITNESS

MATANUSKA-SUSITNA BOROUGH: PURCHASING

BID OPENING PRELIMINARY RESULTS

23-051B DSJ Gym Floor Replacement

BIDDER		Kuchar Construction		Wolverine Supply		SD Construction	
Signed Bid Form – REVISED by Addendum #2		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Receipt of Addendum – 1, & 2		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Bid Guarantee		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
BID ITEM	DESCRIPTION	BID AMOUNT		BID AMOUNT		BID AMOUNT	
1.	Lump Sum Base Bid:	\$ 628,176.00		\$ 425,000.00		\$ 447,037.00	
2.	LF Quantity Allowance for Joists:	\$ 7.00	\$ 70.00	\$ 50.00	\$ 500.00	\$ 13.22	\$ 132.26
3.	LF Quantity Allowance for Beams:	\$ 56.40	\$ 564.00	\$ 100.00	\$ 1,000.00	\$ 303.98	\$ 3,039.77
4.	Additive Alternate 10-yr Warranty:	\$ 2,000.00		\$ 1,200.00		\$ 1,281.99	
5.	TOTAL BID AMOUNT:	\$ 630,176.00		\$ 427,700.00		\$ 451,491.02	

RECOMMENDATION: ALL BIDS ARE TAKEN UNDER ADVISEMENT

Tuesday, February 7, 2023
DATE


PURCHASING OFFICER


PURCHASING REPRESENTATIVE

WITNESS

MATANUSKA-SUSITNA BOROUGH: PURCHASING

BID OPENING PRELIMINARY RESULTS

23-051B DSJ Gym Floor Replacement

BIDDER		<i>Pro Built</i>					
Signed Bid Form – REVISED by Addendum #2		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input type="checkbox"/> Yes <input type="checkbox"/> No		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Receipt of Addendum – 1, & 2		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input type="checkbox"/> Yes <input type="checkbox"/> No		<input type="checkbox"/> Yes <input type="checkbox"/> No	
Bid Guarantee		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input type="checkbox"/> Yes <input type="checkbox"/> No		<input type="checkbox"/> Yes <input type="checkbox"/> No	
BID ITEM	DESCRIPTION	BID AMOUNT		BID AMOUNT		BID AMOUNT	
1.	Lump Sum Base Bid:	\$ <i>322,325.48</i>		\$		\$	
2.	LF Quantity Allowance for Joists:	\$ <i>3.77</i>	\$ <i>37.70</i>	\$	\$	\$	\$
3.	LF Quantity Allowance for Beams:	\$ <i>104.75</i>	\$ <i>838.00</i>	\$	\$	\$	\$
4.	Additive Alternate 10-yr Warranty:	\$ <i>1,067.00</i>		\$		\$	
5.	TOTAL BID AMOUNT:	\$ <i>324,268.18</i>		\$		\$	

RECOMMENDATION: ALL BIDS ARE TAKEN UNDER ADVISEMENT

Tuesday, February 7, 2023
DATE


PURCHASING OFFICER


PURCHASING REPRESENTATIVE

WITNESS

SCOPE OF WORK
BID 23-051B
DSJ GYM FLOOR REPLACEMENT

Scope of Work

The Matanuska-Susitna Borough (MSB) requests bids from qualified contractors to make repairs and improvements to Dorothy Swanda Jones (DSJ) Gymnasium, located at 350 E. Dahlia Ave, Palmer Alaska. An investigation report was done in 2021 to review the current DSJ Gym existing conditions. Floor framing observations included: out of level, insufficient framing to support occupancy load, and some dry rot. Crawl Space observations included: insufficient vapor barrier, insufficient ventilation, temperature & humidity is not monitored. Work scope is to correct the deficiencies noted and remove & replace gym floor.

General Info

1. General Requirements

1. All work shall comply with the current applicable code requirements of the IBC, IMC, NEC, UPC, IFC and current State of Alaska Amendments as implied by the type of construction and building use. Any omissions in the work scope to meet current code requirements shall be the responsibility of the contractor to correct at their cost.
2. All work must follow current OSHA safety standards.
3. Contractor shall follow all recommended improvements based on the 2021 Investigation Results (see Attachment #2) including but not limited to:

- A. Demo the existing gym floor and subfloor (including the diagonal sheathing)
- B. Remove and replace all dry rot framing (Exact quantity unknown, quantity allowance included on Bid Form, ref: Attachment 2, page 2, Structural Observations)
- C. Infill 2x8 between all existing joists to relieve the existing overstressed joists (New floor shall be 2x8 at 8in centers)
- D. Relevel the framing on the existing foundation system

NOTE: new finished floor must be level. Tolerances must be within 1/8-inch in 10-feet when checked with a straight edge. Also, there can be no more than 1/2-inch difference between the highest and lowest point on the entire floor.

- E. Install new 1-1/8-inch T&G subfloor with 1/2-inch solid core underlayment
 - All subfloor and underlayment flooring shall be glued to eliminate squeaks
 - Subfloor shall be fastened with 8d ring shank (or equivalent) screws at 6-inch O.C. on panel edges and 12-inch O.C. elsewhere.
 - Underlayment shall be fastened per manufacturer specifications.
 - Underlayment shall stagger all head & side seams of subfloor by at least 2-feet.
- F. Provide a multi-purpose gym flooring with all gym lines per MSB spec (Ref: General Requirements, 3. Products)
- G. Gym shall have in-floor anchors for all Volleyball and Tennis court nets. Floor anchors must be compatible with existing nets.
- H. Install new rubber cove base for all gym area
- I. Install new aluminum non-slip floor transitions for all doors and entries leading to gym
- J. Remove existing crawl space vapor barrier and install continuous 10mil plastic vapor barrier. All vapor barrier seams and perimeter shall be sealed. Area shall include the Gym floor and north entry / bathroom area.
- K. Provide dampered, louver ventilation controlled by humidistats in the crawlspace

- Patch and seal the center vent along the west wall and relocate this crawlspace vent along the northeast wall to allow better airflow through the crawlspace. New location shall be away from any pipes or water lines that could freeze.
 - Provide low temperature sensors installed and monitored in crawlspace to close the dampers if the temperature drops below an allowable level to prevent freezing. Area shall include the Gym floor and north entry / bathroom area.
4. Post-construction requirements before final payment:
 - A. Update electric panel schedule to show all electrical changes
 - B. Provide stamped red-line drawings to show all structural, mechanical, and electrical changes and additions.
 5. Any additions or changes to work scope must have prior approval via change order

2. Delivery and Storage

Contractor shall provide their own tools & supplies. Tools may be stored on site at contractor risk. Staging area shall be the north side of the Gym accessed off of E. Dahlia Avenue.

3. Products

1. All materials shall be new. Used materials are not allowed unless approved by MSB Project Mgr.
2. All framing lumber shall be Hem-Fir. All framing lumber shall be Hem-Fir. All new lumber shall be separated from concrete with treated wood or approved moisture barrier to avoid rot caused by moisture wick.
3. 1/2inch underlayment shall be solid core & suitable for Pulastic HR gym floor
4. Gym Floor Specs:
 - A. Flooring shall be seamless Robbins Pulastic HR floor covering installed by approved vendor
 - B. Color: Gym Court Floor – Robbins "Pigeon Blue"
 - C. Main Basketball Court Lines: 2-inch color Black
 - D. Volleyball Court Lines: 2-inch color Red
 - E. Tennis Court Lines: 2-inch color Yellow
 - F. Roller Derby Track Lines: 2-inch Light Blue (contrast Gym floor color)
 - Lines shall meet WFTDA regulations (see Attachment 3)
 - Pivot & Jammer lines shall be on the South side of Gym facing the larger entry
 - Because of smaller gym size the Outer Officiating Lane lines will be omitted, but roller derby track lines must be regulation size and centered in gym floor
5. Cove base color: Black

4. Site Conditions

1. Contractor will be provided keys for access (if applicable)
2. Contractor will be responsible for removing of all construction debris from jobsite. MSB Dumpsters cannot be used.
3. Contractor must provide a portable bathroom during construction.
4. Contractor shall provide signs and barricades around work area
5. Contractor shall maintain a neat & clean job site eliminating hazards to the public

5. Schedule

1. Contractor shall provide the below documents to MSB Project Manager 5 days prior to a Notice to Proceed (NTP) being issued.

- A. SOV (Schedule of Values) – list items on project along with item's cost
 - B. Progress schedule showing timeline and phased completion dates
 - C. List showing anticipated dates for procurement of materials and equipment
 - D. List showing all subcontractors and material suppliers
 - E. SPOC (Single Point of Contact) - name, email, and phone number
 - F. A quality control plan detailing how construction quality standards will be maintained
- 2. NTP Start expected June 1, 2023
 - 3. Final completion no later than September 1, 2023

6. Project Billing

Project payments shall be submitted at 30 day intervals

7. Warranty

Article 23 of the Bid Document, Section 8 of the Construction Agreement and Article 4.5 of the Construction Agreement General Conditions, apply.

8. Contract Closing

- 1. Substantial Completion inspection walk-down will be conducted by MSB Project Mgr. and contractor no less than 2 weeks prior to final completion.
 - A. Any items, listed on original work scope, that are not complete will be noted as punch list items. All punch list items identified must be complete before final payment.
- 2. Contractor shall provide required close out documentation, including, but not limited to: all Operation & Maintenance manuals along with contractor and manufacturer's warranty certification(s) before application for final payment will be accepted.