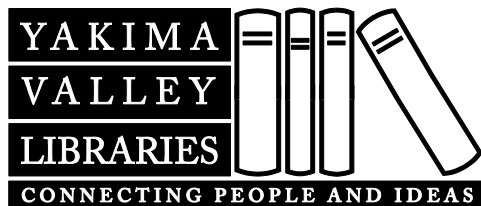


RFQ-103

Request for Quote

for

Yakima Central Library Roof Replacement



Susan Miller
Facilities Manager

Yakima Valley Libraries

3/5/2021

RFQ NAME: Yakima Central Library Roof Replacement

ISSUING AGENCY: Yakima Valley Libraries
102 North 3rd Street
Yakima, WA 98901

Yakima Valley Libraries is seeking quotes from qualified vendors for a Public Works project to remove and replace the old roof with a new TPO membrane roof system and install a new curb system for the 7 roof top HVAC units at the downtown Yakima Central Library. The roof system is to be covered by a minimum 20 year, no dollar limit manufacturer's warranty.

1. RFQ SCHEDULE

Issue Request for Quote (RFQ)	03/05/2021
Walk-thru on site (by appt.)	03/10/2021 and 03/11/2021
Pre-Quote Question Period	03/05/2021 thru 03/24/2021
Deadline for Receipt of Quotes	03/25/2021
Evaluation of Quotes	03/26/2021
Name Apparent Successful Vendor	04/01/2021

Upon release of this RFQ, all responding Vendors' communications must be directed to the RFQ Coordinator's email address listed below:

Susan Miller, RFQ Coordinator
102 North 3rd Street
Yakima, WA 98901
Email: smiller@yvl.org

2. PRE-QUOTE QUESTION PERIOD

Respondents who wish to submit a quote are invited to forward any questions about the Scope of Work to the RFQ Coordinator. Questions will be accepted through 3/24/2021. Respondents are requested to submit their questions to the RFQ Coordinator in writing via email.

3. CONTRACT PERIOD AND PAYMENT TERMS

The contract term will conclude at the project's completion. The start date will be determined during contract negotiation. The quote price provided will be valid for a 90 day period. Once an agreement has been executed, either party may cancel this agreement with 30 days written notice. We would like this project completed on or before May 25, 2021.

Billing for this contract is to be done after services are complete. Invoices will be emailed to: Accounting@yvl.org or mailed to:

Yakima Valley Libraries
Attn: Accounts Payable
102 North 3rd Street
Yakima, WA 98901

Terms of payment will be Net 30 days after receipt of invoice and L&I approved Affidavit of Wages Paid.

4. ADDITIONAL SERVICES

Written approval must be obtained from YVL prior to performing any additional services not included in this RFQ.

5. PROJECT LOCATION

Yakima Valley Libraries
102 North 3rd Street
Yakima, WA 98901
Yakima County

6. CERTIFICATIONS AND REQUIREMENTS

- A. All contractors, subcontractors and vendors must be licensed and bonded.
- B. Certificate of insurance; naming Yakima Valley Libraries is required.
- C. Vendor must have an active L & I Prevailing Wage Intent & Affidavit Account (PWIA).
- D. Valid Unified Business Identifier (UBI)
- E. Industrial insurance coverage for employees

7. REFERENCES

Quotes submitted will require 3 commercial references for comparable work / projects. The Vendor will also have the HVAC sub-contractor fill out our reference form and submit it with the quote. Page 6 of this RFQ has the reference form that is to be returned with your quote.

8. APPARENT SUCCESSFUL VENDOR

An Evaluation Committee will select the Apparent Successful Vendor who most closely meets the requirements of this RFQ. Quotes received will be evaluated on the basis of price, schedule, warranty and references. After successful contract negotiations have been completed, the Apparent Successful Vendor will be awarded the contract to replace the roof of Yakima Central Library and to create a new curb system for the seven (7) roof top HVAC units.

The Contract will incorporate all requirements, terms, and conditions of this RFQ and the Apparent Successful Vendor's proposal as negotiated. If Yakima Valley Libraries fails to negotiate a contract with the Apparent Successful Vendor, the Library District reserves the right to negotiate a contract with the next most qualified Vendor. The award of a contract pursuant to this RFQ is expressly conditional upon the execution of a contract document deemed acceptable by Yakima Valley Libraries.

All proposals are considered confidential in nature. However, upon submission of a Public Records Request Form, in accordance with Yakima Valley Libraries' Inspection of Public Records Request Policy and Procedure, they will be made available.

9. PREVAILING WAGE REQUIREMENTS

Prevailing Wage Laws are applicable to the maintenance services outlined in this RFQ. As such, the requirements listed below apply.

A. Contractor Responsibilities:

- a. Pay the prevailing rates of pay to laborers, workers, and mechanics as published on the Labor and Industries website as of the bid due date of this RFQ. Your quote to include the applicable

categories and prevailing wage rates for the work to be performed per your quote. Prevailing Wage Rates for Yakima County apply.

- b. Annual updates to prevailing rates of pay are required for building service maintenance contracts and will be adjusted annually per the prevailing wage rates available at the following URL:
<http://www.lni.wa.gov/TradesLicensing/PrevWage/WageRates/default.asp>
- c. Upon prior approval from YVL for projects under \$2,500; provided that there will be a single billing for all services performed the vendor may complete the online Combined Intent and Affidavit Form. Payment shall not be released until L&I approves the prevailing wage forms and YVL has been provided with the vendor's current W-9 and contractor registration # (when applicable).
- d. Ensure all subcontractors file their Intent and Affidavit forms, if applicable.
- e. Keep accurate work and pay records and submit a certified copy upon request.
- f. Notify Awarding Agency when a subcontractor is going to be starting work and to provide an Intent form before they commence work on the project.
- g. For a contract in excess of \$10,000, a contractor shall post in a location readily visible to workers at the job site a copy of the Statement of Intent to Pay Prevailing Wages form approved by the industrial statistician of the Department of Labor and Industries; and the address and telephone number of the industrial statistician of L&I where a complaint or inquiry concerning prevailing wages may be made.
- h. As provided by Prevailing Wage Laws, for contracts over \$35,000, retainage in the amount of 5% will be withheld.

10. LIST OF EQUIPMENT SUPPLIED BY YAKIMA VALLEY LIBRARIES

- A. No equipment is being supplied by Yakima Valley Libraries

11. SCOPE OF WORK

Yakima Central Library is replacing the roof installed in May of 1978 with a new TPO membrane roof system. The roof has an upper & lower roof and a front entrance canopy equaling (\approx 22,300 sq. ft.), additionally there are 3 roof areas that have a foam product equaling (\approx 700 sq. ft.). All of these areas will need to be replaced with a TPO membrane roof system. The Vendor will need to measure roof to confirm sq. ft. Current roofing materials will need to be completely removed down to the concrete substrate and disposed of off-site.

There are seven (7) HVAC roof top units that will need to be disconnected and moved with a crane to one side of the roof while that section of old roof is removed and replaced with the new roofing materials. The north alley beside the library will be available for the crane to set up. The Vendor will create and install a new curb system for the HVAC units to sit on. The height of the new curb system will provide better protection to the coils during the cold months.

This project is to be scheduled to start no earlier than April 5, 2021 and completed if possible by May 25, 2021. Timing for this project is critical because library staff & patrons will be in the building while the HVAC system is disconnected. The HVAC system will need to be back up and running as soon as possible.

The Vendor is to supply a schedule outlining the estimated timeframe to remove & replace the roof and the length of time the HVAC system will be down. This schedule is to be included along with the bid & references.

HVAC ALTERATION SCOPE OF WORK

1. Detach HVAC units from refrigerant lines / electrical conduits and set aside.
2. Install new 3' wide by \approx 46' long roof curb with 1" plywood on top of curb. Curb to be above roof level a minimum of 10".
3. Envelope curb in its entirety with fully adhered TPO membrane. Cover top side of curb in its entirety with a 24ga. galvanized metal cap.
4. Set HVAC units on top of new curb, mount to curb as necessary and reattach to refrigerant / electrical conduits.

RE-ROOF SCOPE OF WORK (APPROX. 23,000 SQFT.) INCLUDES FOAM AND FRONT CANOPY ROOF AREAS

1. Remove existing roof system down to concrete substrate and dispose of off-site.
2. Remove all existing metal flashing and dispose of off-site.
3. At all perimeter edges install pressure treated wood nailers, providing proper attachment points for new edge metal flashing.
4. Install 40 mil. self-adhering vapor barrier over primed concrete substrate.
5. Overlay vapor barrier with 1 ea. layer of 1.5" rigid insulation attached with insulation adhesive.
6. Overlay insulation with 1/4" primed dens deck cover board attached with insulation adhesive.
7. Overlay cover board with self-adhering 60 mil. TPO membrane.
8. Flash all walls, curbs, vents, drains and all other misc. protrusions as necessary.
9. Install TPO walk pad in a continuous path matching current walk pad layout with the addition of a walk pad around the entire RTU's.
10. Install new edge metal at all perimeter edges and seal with self-adhering TPO cover tape.
11. Install new counterflashing metal at brick wall locations replacing existing.
12. New roof system to be covered by a minimum 20 year, no dollar limit manufacturer's warranty.

Work site is to be kept clean and orderly and barriers are to be installed as needed to protect patrons around the building at street level.

The Vendor is to provide all parts, equipment, miscellaneous supplies, licenses & permits needed to complete this project. This is a prevailing wage project in Yakima County and must and winning vendor must follow L & I prevailing wage laws.



(Link to Google maps)

<https://www.google.com/maps/place/102+N+3rd+St,+Yakima,+WA+98901/@46.6043813,-120.5046146,148m/data=!3m1!1e3!4m5!3m4!1s0x5499d7932669d123:0x76da977d0b63ef2118m2!3d46.6044409!4d-120.5043372>

VENDOR NAME:		UBI #:
LIST REFERENCES below:		Date:
List the names, addresses, telephone numbers and email addresses of the three (3) references for which BIDDER has performed similar work within the past three years. Public Agencies are preferred.		
1).		
Company & Address (above): (please print)		Phone number (above):
Name of Contact (above):		Email address (above):
Type of work provided (above):		
2).		
Company & Address (above): (please print)		Phone number (above):
Name of Contact (above):		Email address (above):
3).		
Company & Address (above): (please print)		Phone number (above):
Name of Contact (above):		Email address (above):
Type of work provided (above):		