

PRIMAX

CONSTRUCTION, INC.

293 Olmsted Boulevard, Suite 11

Pinehurst, NC 28374

www.primaxconstruction.net

INSTRUCTIONS TO BIDDERS

BUILDING PORTION ONLY

FOR



Natrona Heights, PA

BID DATE: February 20, 2012

CONSTRUCTION DATE: Mid-March, 2012

PLEASE CONTACT CHRIS MORGAN WITH ANY QUESTIONS.

OFFICE: 910-295-1846
FAX: 910-215-4591
EMAIL: bids@primaxconstruction.com

INSTRUCTIONS TO BIDDERS

BID DATE: FEBRUARY 20, 2012

NOTES TO ALL BIDDERS:

For the purposes of this document the items below are defined as follows:

- **Contractor** - Primax Construction Inc.
 - **Subcontractor** - Bidding Subcontractor.
 - **Bid Documents**
 - Instructions to Bidders
 - Building Plans
 - Civil Design Plans
 - Geotechnical Study (provided for reference only)
 - **Provide** – Furnish labor, equipment, supervision and materials to completely install.
1. Subcontractor must have Worker's Compensation, Automobile Liability and General Liability Insurance with a minimum limit of \$1,000,000.00 per occurrence. A certificate of insurance must be provided prior to beginning work. The certificate of insurance must name Primax Construction, Inc. and the Owner as additional insured and must contain a provision that coverage will not be canceled or allowed to expire without providing at least 30 days written notice to Primax Construction, Inc. prior to cancellation or expiration.
 2. Project will be bid in conjunction with the Dollar General Project. These projects will be awarded together as far as project is concerned. Bids will be considered one contract, we will write two separate PO's (to same sub) for our internal accounting purposes only. *This of course is only applicable if bidding subcontractor is low on both projects.*
 3. All bids must be submitted as separate prices, although it can be on the same bid form. If bidding subcontractor fails to separate their bid into different project, the bid will not be accepted.
 4. Sitework will be bid on a different day and time.
 5. Both projects will be built during the same time.
 6. All quotes should be submitted per these instructions or they may otherwise be considered non-responsive.
 7. Subcontractor must comply with all local, state, federal and OSHA rules and regulations while working on this project.
 8. Payment terms are net payment within thirty (30) days from receipt of an original invoice. Payments are distributed via mail by close of business each Friday. Final payment shall be made after applicable warranties have been provided.
 9. Subcontractor must clean up all debris related to their trade and either remove it from the site, or deposit it in the on-site dumpster provided by the Contractor.

Subcontractor Initials _____

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10. All quotes shall include taxes and shipping.
11. If quoting an alternative material, manufacturer, etc. to that specified, please state so clearly on all quotations.
12. The Contractor will not provide any equipment to the Subcontractor.
13. The Contract Drawings supersede the Instructions to Bidders if there are any discrepancies.
14. Time is of the essence in the construction of this project.

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03 CONCRETE

030100 Foundation Concrete

1. Provide the concrete foundation per the Bid Documents
2. Install Concrete Reinforcement per 030301.
3. Install anchor bolts provided by the Contractor per the Bid Documents.

030300 Interior Flatwork Concrete

Provide the following per the Bid Documents:

1. Interior flatwork concrete
2. Insulation board where indicated.
3. Stone base and fine grade.
4. Install Wire Welded Fabric per 030301.
5. Formwork and remove upon curing
6. Vapor barrier where indicated.
7. Construction, isolation and contraction joints where indicated
8. Saw cut as indicated and as soon as practicable.
9. Cure and protect concrete from physical damage, premature drying and reduced strength due to hot or cold weather during mixing, placing and curing.
10. Floor shall be a exposed concrete floor utilizing either the ashford formula, diamond hard, or retroplate systems. Floor shall be flat with no imperfections.

030301 Concrete Reinforcement

1. Furnish all rebar and welded wire fabric per the Bid Documents.
2. All rebar shall be cut, bent and bundled.
3. Furnish fabrication/erection drawings.

04 MASONRY

Provide all masonry per the Bidding Documents and the following: Plans call for Splitface Block.

1. Lay all block so the interior/smooth faces of the block are flush (cutting block as necessary).
2. Install reinforcement per 030301.
3. Fill cells with concrete per Bid Documents and in accordance with ACI and/or Masonry Association guidelines.
4. Install weld plates, anchor bolts, lintels, hollow metal door frames and any other embedded items in walls (furnished by others).
5. Cover, protect and brace work as required. Bracing must remain until structural steel system is complete.

6. All scaffolding and bracing must be OSHA compliant.

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05 STRUCTURAL STEEL

050100 Structural Steel

1. Provide fabrication/erection drawings.
2. Exclude rebar (or price separately).
3. Expect two (2) deliveries to job site (1st – Embeds; 2nd – remainder of package)

050200 Steel Erection

1. Provide steel erection for all structural and miscellaneous steel including joists, decking.
2. Provide all steel to masonry attachments.
3. Includes unloading of steel package.

07 THERMAL AND MOISTURE

070300 Masonry Insulation

1. Provide masonry insulation per Bid Documents.
2. Patch all drill holes with mortar.
3. Contractor will furnish water and electricity.
4. Material used shall meet all state and local code requirements.
5. Provide M.S.D.S. to the Contractor.

070400 Roofing

1. Provide complete roofing system per Bid Documents.
2. Include a 15 year “no dollar limit” warranty and a 2 year Subcontractor warranty on the entire roofing system.
3. All warranties must be delivered to the Contractor in writing prior to the release of final payment.
4. Sheet metal work shall consist of 6" box gutter with drip flashing and 3" x 5" downspouts or shop formed roof drains. Sheet metal work shall be fabricated from commercial grade aluminum (.040 nominal). Color of gutter and downspouts shall be factory finish per Bid Documents. Copings at fascia shall be furnished and installed by the fascia installer.
5. Includes roof penetrations for the following: HVAC curb(s); satellite conduit; plumbing vent(s); gas piping and power conduit. Conduit and piping supports shall be installed in accordance with the Bid Documents.
6. **Includes wood nailers and blocking.**
7. Alternates for a fully adhered membrane will be considered.

070500 EIFS Fascia and Trim

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1. All framing, wood blocking and plywood work will be installed under the Light & Heavy Gauge Framing, Drywall, and Miscellaneous Carpentry package.
2. Includes the two sign faces as shown on bid documents.

08 DOORS AND WINDOWS

Provide (unless otherwise noted) the following per the Bid Documents:

- 080100** Hollow Metal Doors and Frames (furnish only)
- 080300** Rolling Steel Overhead Door
- 080400** Storefront, Glass & Glazing
 1. Include all associated caulking.
 2. Provide shop drawings to the Contractor.
 3. Includes the vestibule as shown on the drawings
- 080700** Finish Hardware (furnish only)

09 FINISHES

Provide (unless otherwise noted) the following per the Bid Documents:

- 090200** **Light & Heavy Gauge Framing, Drywall, EIFS and Miscellaneous Carpentry**
 1. Metal framing including, but not limited to, the exterior fascia, interior partitions, corner fillers and bulkheads and the closure above the storefront glass system (to include 2 x 6 at header where shown).
 2. Gypsum board (taped, finished and ready for paint).
 3. FRP in restrooms.
 4. Plywood and wood blocking at the fascias, toilets (including plywood decking and wood blocking for accessories) and other locations as noted in the Bid Documents.
 5. Building felt for fascia system.
 6. Install hollow metal frames, metal door and solid core wood doors with all hardware as furnished by others in 080100
 7. Install Toilet Accessories as furnished by others in 100200.
- 090300** **Acoustical Ceiling**
- 90600** **Painting and Caulking**
 1. Masonry walls should be block filled and painted to roof deck.
 2. Include painting of exterior items such as dumpster screen and gate, gutters and down spouts, steel railings and bollards as required.
 3. Caulk masonry control joints, doors and bathroom fixtures as required.

10 ACCESSORIES

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100200 Toilet Accessories

1. Furnish toilet accessories per the Bid Documents.

15 Mechanical

Provide the following per the Bid Documents and as follows:

150100 Interior Plumbing

1. Complete plumbing package.
2. Provide an approved backflow preventer and/or pressure reducing valve as required by the local jurisdiction.
3. Tap fees will be paid by the Contractor.
4. Furnish and file all associated permits.
5. Excavate, backfill and compact all trenches related to the installation of this scope.
6. Furnish an alternate price to provide the gas piping beginning at the gas meter and regulator supplied by the gas company. Piping is to penetrate the roof directly above the meter/regulator and run across the top of the roof to the HVAC units. Gas is to be regulated at the meter/regulator.

Base price to 5' outside building \$ _____.

Alternate price to provide gas piping \$ _____.

150200 HVAC

1. Complete HVAC package.
2. Includes roof curbs.
3. Includes control wire, thermostats and final connections.
4. Power wiring, RTU disconnects and final connections to the unit(s) are provided by the electrician in 160100.
5. Control wiring conduit and mounting boxes are provided by the electrician in 160100.
6. Furnish a completed Advance Auto Part's standard start-up report (furnished by Contractor).
7. Provide an alternate price to provide the gas piping beginning at the gas meter and regulator supplied by the gas company. Piping is to penetrate the roof directly above the meter/regulator and run across the top of the roof to the HVAC units. Gas is to be regulated at the meter/regulator.
8. Provide an alternate price to provide a test and balance report from an independent test and balance company that is either a member of AABC or NEBB certifying that the HVAC is in conformance with the project design and the manufacturers performance standards.
9. Furnish and file all associated permits.

Base price for HVAC work \$ _____.

Alternate - Gas Piping \$ _____.

Alternate - Testing and Balance \$ _____.

16 Electrical

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Provide the following per the Bid Documents:

160100 Electrical

1. Complete electrical package.
2. Provide the exterior pole light bases. All exposed concrete surfaces must be finished, including top.
3. Includes power wiring, RTU disconnects and final connections to the HVAC unit(s).
4. Includes control wiring conduit and mounting boxes for the HVAC system.
5. Control wire, thermostats and final connections are provided by the HVAC Subcontractor in 150200.
6. Provide excavation and backfill for all trenching associated with this scope.
7. Furnish and file all associated permits.
8. An alternate for the specified light fixtures to be furnished by a local supplier will be considered.

Base building electrical price \$ _____.

Yard sign wiring \$ _____.

Pole lights including bases \$ _____.

Alternate: Specified light fixtures from local supplier deduct \$ _____.

Unit pricing:

Furnish (1) 3" PVC underground conduit with pull wire for telephone service
@ \$ _____/lf.

Install underground main service feeder from a point 5'-0" outside of the
building (adjacent to the main service panel) to the point of service by the
power company @ \$ _____/lf.

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