



## INVITATION FOR EXTERIOR PAINT BIDS

### IFB #01-1617 (1000 Lake Ave. Historic Commercial Building: Complete Exterior Paint Job of Building)

The Lake Worth CRA, is seeking bids/quotes for exterior prep, prime, patch and paint of the property which is the subject of this Invitation for Bid. A detailed Scope of Work is included and applies to any and all properties referenced, unless otherwise noted.

Please provide complete, signed price quotes for the services requested by **Friday May 12, 2017 at 12pm (NOON)**. Transmit the written, signed quote through email, hand-delivery or fax as follows:

Email: [cdabros@lakeworth.org](mailto:cdabros@lakeworth.org)

Fax: 561/493-2549

Address: 29 South J Street, Lake Worth, FL 33460

The quotes must be inclusive of the costs associated with all services as required herein, including, materials, labor, travel to/from, supplies, trash disposal and provide all requested information. Purchases are subject to the Lake Worth CRA's Standard Purchase Order Terms and Conditions. Contractor must be fully licensed and/or certified as appropriate, to provide the services required in this Invitation for Bid, and be able to provide copies of appropriate insurance and licensure/certification, upon demand. Where bidder is using subcontractors, it must divulge each subcontractor it is using, to insure proper licensing, adequate experience and qualifications to perform work.

#### **RECITALS:**

- Whereas, written, signed quotes, are due **no later than May 12, 2017 @ 12pm: (NOON)**;
- Whereas, the successful contractor must be fully prepared to commence any necessary permitting no later than **July 1, 2017**;
- Whereas, *all work must be completed no later than August 31, 2017*; unless an extension is warranted.
- Whereas, the successful contractor must be fully licensed to perform all work, and provide licenses of any subcontractors which will be providing specific services;
- Whereas, the successful contractor must be insured to the following limits and show proof of this coverage:
  - General Liability: Bodily Injury & Property Damage, Combined Limit:  
\$1,000,000/Occurrence  
\$2,000,000/Aggregate
  - Automobile Liability:  
\$1,000,000 combined Single Limit
  - Worker's Compensation:  
State – Statutory  
Employer's Liability - \$1,000,000

**SCOPE OF WORK:**

The Lake Worth Community Redevelopment Agency (CRA) as owner of the historic 1000 Lake Avenue building (*located at 1000 Lake Ave. Lake Worth FL 33460*), has a need for complete exterior prep, prime, patch and paint of the building structure (see detailed scope below):

- Contractor shall furnish all materials, labor, equipment, and incidentals required to prep and paint all exterior surfaces of the historic 1000 Lake Avenue building in downtown Lake Worth. LOCATED AT: 1000 LAKE AVENUE, LAKE WORTH FL 33460

**The building is a four sided, three-story tall, commercial structure which contains a small attached addition on the first floor. Due to the delicate and historic nature of the building, extreme care should be taken, primarily during the removal of old layers of paint.**

Prior to commencement, contractor is responsible for obtaining all necessary permits from the City of Lake Worth Public Works Department and FDOT (if necessary) in order to block sidewalks or to work in the right of way. Contractor must be Occupational Safety and Health Administration (OSHA) approved and practice OSHA approved techniques for working on scaffolding and/or lifts. **Contractor must show proof of this requirement and/or show examples of similar job in which the contractor undertook thorough safety measures.**

Prepping includes high intensity pressure spraying of all exterior surfaces (excluding flat roofs and roof shingles) of the building. Screens are required to corral loose material and avoid flying debris. Multiple layers of paint and stucco currently exists on the structure. All existing layers of paint are to be removed. Building should be thoroughly cleaned prior to painting. All damages to stucco and wood should be patched and repaired prior to painting. New caulking around all doors and windows is required before and/or during painting of the structure.

The type of paint required shall be acrylic, epoxy or latex industrial coatings and shall be rust resistant, where necessary. No paint containing lead shall be allowed. Primer is necessary and shall be applied prior to final color(s) coat. All colors shall be pre-selected by the CRA administration to match the colors of existing structures and comply with applicable regulatory requirements. All painting materials shall be fully equal to exterior grade manufacturers such as: TNEMEC Company Inc., Sherwin Williams Company, and PPG Industries, Inc. Any requests for variations from these manufacturers shall be submitted in writing to the CRA with proper product specification documentation. All surfaces shall be prepared, primed and painted. Paint coatings shall be applied at a rate and thickness to provide complete and corrosive protection and decorative finish according to industry standard practice as recommended by the manufacturer. Painting shall include all exterior surfaces including, walls, stair tower, eaves, overhangs, door frames, solid doors (not glass), window frames, exposed miscellaneous metal, gutters and other supports. When painting any location where lettering (words and/or symbols) exist, Contractor shall remove and replace new similar signage/numbers in regards to size of letters, color and location. **All existing art murals shall be meticulously protected during the painting of any location. All glass doors and windows shall be covered prior to and during painting.** Drop cloths shall be used in all areas where painting is being done to adequately protect streets and sidewalks from damage. All paint shall be applied by roller or brushing unless pre-approved by the CRA and proper protective measures have been implemented. If spray application is allowed by the CRA, then notification shall be given 48 hours in advance for all vehicles to be removed from area of possible overspray. All precautions must be taken by the contractor to avoid overspray of material, barrel tiles, glass doors, windows, vehicles, neighboring buildings, fences and murals. Dripped or splattered paint shall be promptly removed. All fixtures (lights, awnings, etc.) shall be loosened and removed from contact with surface, covered and protected and reset upon completion. Upon completion of any work, Contractor shall remove all paint where it has been spilled, splashed, or splattered on all surfaces, including floors, fixtures, equipment,

furniture, etc., leaving the work ready for inspection. The premises shall be kept free from accumulation of waste material and rubbish caused by employees or work. At the completion of the work, all tools, scaffolding, surplus materials, and rubbish shall be removed from the premises. After pressure cleaning, area shall be "broom clean" of ALL loose paint chips, unless otherwise specified. All known or potential contaminants shall be kept away from City storm water drains and water systems. Contractor shall take necessary precautions to prevent contamination of the water supply and City street sewer system at all times during this contract. The contractor shall meet with an on-site supervisor or building official at the job site just prior to the commencement of painting. Work shall be done during normal working hours, Monday through Friday, 8:00 a.m. to 5:00 p.m. Price bid shall be at a not to exceed dollar amount. Completed work shall be inspected by the CRA's Staff and possibly by City Building Maintenance Staff and shall be free from runs, drips, sags, voids and other imperfections. Finish coats shall provide complete hiding and uniform color. All defective work shall be corrected by the Contractor at no cost to the CRA, prior to payment being rendered. Final payment will be approved after job is completed and approved by CRA & City Staff. Cost of materials and supplies shall be paid at Contractor's cost and included into this bid. The CRA reserves the right to inspect invoices for materials used, if deemed necessary. The CRA shall not pay for travel time to and from the job site. Contractor shall have all applicable Lake Worth and Palm Beach County licenses and shall comply with all applicable Laws, Codes, Standards, and Ordinances, Rules, Regulations, Lawful Orders or Public Authorities as they apply to safety procedures under Federal, State, and Local Jurisdiction. Contractor shall have been in business for a minimum of three years and shall have offices within the tri-county area.

Minimum 5 year warranty against paint fading, peeling and/or cracking is required.

#### **LEAD PAINT SECTION:**

Lead Surveys have been performed, indicating whether lead was found to be present or not, and if so, whether it was above or below the regulatory levels. The presence of lead in debris has the potential to impose limitation on where and how the debris may be disposed. It is the contractor's responsibility and discretion to perform a Toxicity Characteristic Leaching Procedure (TCLP) for lead, to determine the amount of leachable lead present, and keep the results of the TCLP on hand for future review. **It is the responsibility of the paint contractor to be responsible for any required abatement and disposal necessary, of lead-based materials.** Unless otherwise indicated, lead surveys are available for viewing at the CRA office or can be emailed upon request. Recent surveys have shown that paint samples taken at the building in 2015 exhibited that all levels of lead were Below the Detection Limit.

#### **ADDITIONAL INFORMATION:**

The selected Contractor must insure each of the requirements listed below, is accomplished on this property, and the cost of each are included in the quote/bid. If any of the requirements are unclear, do not assume the answer, please inquire with the CRA and receive a written response. See **yellow highlighted** parts for emphasis:

1. Secure the following releases from the City of Lake Worth:
  - a. **Right of Way Permits**  
The selected contractor is responsible for obtaining all permits and releases from the City of Lake Worth.
2. When obtaining permits and garbage dumpsters (if necessary), ensure the City knows the property is owned by the Lake Worth CRA
3. **Provide or otherwise contract to provide any lead abatement if required.**  
*(Lead surveys have been performed on this property. The results are located at the CRA's office. Copies of the report can be emailed to bidders.)* **The cost of any additional abatement must be part of your quote/bid.**
4. Provide water/dust/paint control during spraying, cleaning and painting

5. Ensure the public right of way is clean upon completion of the work
6. Repair any and all damage to the sidewalks, curbs and city streets/alleys that resulted from the activity (pre-existing conditions will be noted)
7. Schedule a post-job inspection with the CRA to insure compliance with the contract requirements.
8. Due to the fact that this is a historic building, the contractor is responsible for any damage done to the structure, roof, staircases, basement, plumbing, façade or areas not requested in this bid.
9. **Failure to meet the milestone dates could result in violation of this agreement.**

Contractor shall proceed with caution, avoiding damage to neighboring property, City & State sidewalks, and streets. No debris (including spilled paint) will be allowed to accumulate on streets. Contractor shall NOT block streets or otherwise impede traffic flow without obtaining prior authorization from the City.

All dirt, dust, paint, chips and materials are to be removed at completion of job. Property, sidewalks, streets are to be swept daily and after pressure spraying and painting is complete. The selected contractor is responsible for obtaining their own source of water if necessary.

**Property should be left in a clean condition at all times.**

-----

The CRA has a right to request change orders based on the needs and conditions of the building after painting has begun.

Although not mandatory, all bidders are encouraged to visit the site prior to providing written bids. A voluntary site meeting will be held on **Friday April 28, 2017 at 10am**. Failure to inspect and determine known site conditions will in no way excuse the contractor from fully performing this project according to the specifications noted herein.

---

**1000 Lake Ave. Prep (pressure spray), Patch, Prime, & Paint Costs:**

TOTAL COSTS (all three floors, all sides of exterior): \$\_\_\_\_\_

Show Proof of OSHA Approved Techniques: Y or N

Show proof of licenses and local (County & Lake Worth) businesses tax receipts: Y or N

Additional comments from bidder (optional):

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

# LIST OF REFERENCES

(Minimum of three previous & similar jobs is required):

---

1. Job Name & Location:

\_\_\_\_\_

Contact Person Name & Email:

\_\_\_\_\_

Contact Person Phone #:

\_\_\_\_\_

2. Job Name & Location:

\_\_\_\_\_

Contact Person Name & Email:

\_\_\_\_\_

Contact Person Phone #:

\_\_\_\_\_

3. Job Name & Location:

\_\_\_\_\_

Contact Person Name & Email:

\_\_\_\_\_

Contact Person Phone #:

\_\_\_\_\_

**LIST OF SUB-CONTRACTORS (if any):**

---

1. Name: \_\_\_\_\_

Address:

\_\_\_\_\_

Phone #: \_\_\_\_\_

License #: \_\_\_\_\_

2. Name: \_\_\_\_\_

Address:

\_\_\_\_\_

Phone #: \_\_\_\_\_

License #: \_\_\_\_\_

3. Name: \_\_\_\_\_

Address:

\_\_\_\_\_

Phone #: \_\_\_\_\_

License #: \_\_\_\_\_

**PRIMARY CONTRACTOR (bidder):**

---

---

Company Name

---

Address1

---

Date of Bid

---

Address2

---

Name of Company Point of Contact

---

Contact Email Address

---

Phone Number

---

Fax Number

---

Signature of Authorized Representative  
*(Bidder fully understands all terms and conditions of this IFB)*

---

License #

**Bidders are required to show proof of licenses and local (County & City of Lake Worth) businesses tax receipts. Selected contractor must be authorized to perform work in the City of Lake Worth.**