

CHARLES COUNTY GOVERNMENT

*Department of Fiscal and Administrative Services - Purchasing Division
Telephone: 301-645-0656*

**ITB NO. 21-12 – RICH HILL FARM HOUSE STRUCTURAL
STABILIZATION**

ADDENDUM NUMBER ONE

TO: All Bidders

Be advised of the following modification(s) & information related to Invitation to Bid (ITB) 21-12. These modifications, comments, and attachments are hereby made a part of the solicitation documents to the same extent as if bound therein.

1. Changes – ITB Solicitation Document

A. Part I – Instructions to Bidders, Section 1.4.1 – Solicitation Schedule

Delete the strikethrough text and add the bold and italicized text:

Milestone	Date	Time Eastern Time applies to all
Last Day for Questions	October 1, 2020 <i>October 8, 2020</i>	Before 8:00 a.m.

All other schedule items remain the same as published in the ITB Solicitation Document.

2. Mandatory Pre-Bid Meeting

A. Introduction

- Good morning, and welcome to the mandatory pre-bid meeting for ITB 21-12, Rich Hill Farm House Structural Stabilization.
- My name is Yaffa Seiden, Assistant Chief of Purchasing, for Charles County Government (CCG). With me today from the Purchasing Division is Teresa Polli, Procurement Specialist. Also, with me today are the following technical representatives:
 - Teresa Polli, Procurement Specialist from CCG, Purchasing Division
 - Alicia Afroilan, Engineer IV from CCG, Planning Division
 - Cathy Thompson, Planner IV from CCG, Planning Division
 - Ryan Salmon, PE, Silman (County consultant)
- No information obtained from any source other than the Solicitation documents found on the County Bid Board, the technical representative (during this meeting), or myself may be considered to be accurate.

B. Procurement

- Only those in attendance at the mandatory pre-bid meeting and mandatory site visit shall be allowed to submit a bid in response to this solicitation as stated in *Part I, Section 1.1* of the solicitation.
- All solicitation documents may be found on the County Bid Board.

- Ensure all required forms and any other information required is complete and in your bid submission package.
- Bid Submission instructions are explained in *Part I, Section 1.3* of the solicitation.
- All questions should be directed to me in writing via the contact information provided in *Part I, Section 1.5* of the solicitation.
- The solicitation schedule remains as published in *Part I, Section 1.4.1* of the solicitation.
- Bids shall be valid for a minimum of 120 days from the bid due date.
- Socio-economic program information is explained in *Part I, Section 3.0* of the solicitation.
 - There is an aspirational/desirable 25% MBE goal for this solicitation. We encourage you to meet that goal.
 - This solicitation is subject to the County's Small, Local Business Enterprise Program.
- The Contractor selected shall complete the scope of work and all requirements contained in the solicitation within *one hundred (100) consecutive calendar days* after start date to be specified in a written Notice to Proceed issued by Charles County Government.
- The protest policy is explained in *Part I, Section 2.6*.
- Insurance requirements are stated in *Part I, Section 4.4*.
- The County anticipates making award to the lowest responsive, responsible bidder based on the *Total Base Bid Price* (Bid Item A15) on the *Bid Form* provided it is in the County's best interest to do so.
- The County may reject any and all bids for any reason it deems necessary, and may waive any irregularities and/or informalities, and make award in any manner that is in the best interest of the County.
- By submitting a bid in response to this solicitation, the bidder certifies that their firm is not debarred, suspended, or otherwise ineligible for participation in government procurement by the federal government, the State of Maryland, or any other jurisdiction of government.

C. Technical

- The main purpose of this project is to perform wood and concrete structural repairs to the farm house. There is some exterior brick work as well. *Base Bid* items include chimney demolition & mortar repointing, temporary shoring design & construction, demolition & reconstruction of first & second floor walls, new east foundation pier, sheath and clad gable end walls, timber wall & framing repairs, and rafter gusset and tie connection reinforcement.
- The Contractor will be responsible for designing a temporary shoring and scaffolding system (see bid item A3), to be signed/sealed by a Professional Engineer registered in the State of Maryland, as project conditions require.
- There are contingent items for additional timber repairs not shown in the drawings, wood floorboard repair/replacement, and wood siding replacement and painting.
- This is a historic building, known for its association with the escape of John Wilkes Booth through southern Maryland after the assassination of President Lincoln. An evaluation of the structure was performed in 2017 by the Ottery Group, and Silman provided repair recommendations and designed the repairs for the building.
- Permits with the County have been obtained, and the Contractor will accept transfer of responsibility for the permit and schedule inspections as necessary. The County's consultant, Silman, will also be performing periodic inspections of the work.
- Since this is a historic structure, it will be important to have the proposed materials for the work approved in advance by the County. You can see individual requirements in the description of the bid items in *Part III, Section 4.0*.
- You can expect that there will be a pre-construction meeting, as well as bi-weekly progress meetings at the project site.
- Invoices will be processed monthly for the work and will include a 5% retainage, which will be held for the 1-year warranty period.

D. Questions

#	Question	Response
1.	Will the county provide clarification about the termite damage & wood repair?	Refer to the construction documents for wood repairs specified at locations where termite or water damage was identified during the 2017 evaluation. At locations where unforeseen damage is uncovered during the construction work, the damaged wood shall be repaired or replaced based on the contingency unit pricing for wood repairs (bid form items B1 through B4), and must be approved in advance by the County.
2..	Is the County willing to negotiate when the 100 consecutive calendar days begins?	Yes. The work will begin on an agreed upon date between the selected Contractor and the County, as issued in the Notice to Proceed. It's understood that concrete and brick work can only be performed during warmer temperature conditions.
3.	What's the goal with the chimney?	The goal is to take out the Type S mortar, fix cracks, and repoint to match the existing mortar color throughout. Large cracks on the chimney are being monitored by the engineer at this time.
4.	Is the contractor supposed to match the color?	Yes.
5.	Who is providing the Archeologist?	The County.

E. Conclusion

This concludes the meeting. Thank you for attending, and good luck. The attendance roster will be posted on the County Bid Board this afternoon.

3. Mandatory Site Visit

During the site visit, you may seek informal clarification about the site/project. However, any responses provided are not binding unless the question is formally submitted in accordance with the ITB, so the County can provide a formal response.

*****END OF ADDENDUM*****