



INVITATION TO BID

**BID #2009-42 REHABILITATION OF ONE (1) RESIDENCE
210 N. 28TH**

The City of Edinburg, Texas is soliciting sealed separate bids for the above referenced as requested by the Community Development Department. The bid shall be received no later than **3:00 p.m., Monday, March 9, 2009**. Any bid received after the time set for opening will be returned to bidder unopened. Bidder(s) must provide an original and shall be addressed to:

**CITY OF EDINBURG
C/O CITY SECRETARY
415 W. UNIVERSITY DRIVE
P.O. BOX 1079
EDINBURG, TEXAS 78540-1079**

Bids must be submitted in an envelope sealed with tape and prominently marked on the lower left hand corner of the bid envelope with corresponding bid number and title. All bids will be opened and publicly read aloud at the above designated time at the City of Edinburg (New City Hall) Conference Room, 1st Floor, located at 415 W. University Drive, Edinburg, Texas. Bids sent via facsimile shall not be accepted. A pre-bid conference will be held at **3:00 p.m., Wednesday, March 4, 2009**, at the City of Edinburg Conference Room located at 415 W. University Drive, Edinburg, Texas 78541. All prospective bidders are encouraged to attend.

The City of Edinburg reserves the right to accept or reject bids submitted, waive formalities in bidding, accept the bid deemed most advantageous to the City of Edinburg, and to hold the bids for a period of ninety (90) days without taking action thereon. If you have any questions or require additional information regarding this bid, please contact Mr. Martin Arevalo, Rehab Specialist, at (956) 388-8206.

If you choose not to submit a bid and would like to remain on the City of Edinburg bidder's list for future bids, you must respond in writing.

Sincerely,

Pedro Garza III, Purchasing Agent



**210 W. McIntyre • P.O. Box 1079 • Edinburg, Texas 78540
Phone (956) 383-5661 • Fax (956) 383-7111**



GENERAL CONDITIONS & INSTRUCTIONS – READ CAREFULLY

1. The bids must be submitted on this form only.
2. The City reserves the right to accept or reject any or all bids, waive formalities, and accept the bid deemed most advantageous to the City.
3. The City reserves the right to award the bid to the lowest responsible bidder.
4. Prices must be itemized.
5. All quotations must be F.O.B. Edinburg and include all costs for delivery and packaging.

Delivery time shall be specified by the bidder. Failure to state a firm delivery date will make an incomplete bid. Delivery time will be one of the determining factors in selecting the best bid. However, if the delivery time is not met when stated, upon notification of the same, the City may allow a ten-day grace period for delivery. If delivery is not met after the ten-day grace period allowed, the City of Edinburg reserves the right to completely cancel order and to revoke and render void the purchase order previously issued for same.

6. In cases of discrepancy between the unit price and the extension, the unit price will be taken.
7. All bids must be signed by an authorized representative.
8. Envelope containing this bid **must** be marked with **Bid No. and Bid Title** from Page 1 and sealed with tape.
9. Bid guarantee (if applicable) must be submitted with bid.
10. Any bid received after the time set for opening will be returned to bidder unopened.
11. This bid tabulation shall constitute a binding contract subject to acceptance by the City.
12. Special reference is made to bid specifications (if attached) for other conditions and instructions.
13. Failure to adhere or comply with the above general conditions and instructions will cause the bid to be rejected.

In compliance with the invitation for bid, and subject to all conditions thereof, the undersigned offers, and agrees, if this bid be accepted within 90 days from **time of closing**, to furnish any or all of the items or render such services upon which prices are quoted in accordance with the bid specifications applying, and at the price set opposite each item.

For bid inquiries, please call the Purchasing Agent at (956) 388-8204, Extension 8970.

DATE: _____

BID PRICE: _____

DELIVERY DATE: _____

BIDDER NAME: _____

AUTHORIZED SIGNATURE: _____

TITLE: _____

MAILING ADDRESS: _____

TELEPHONE NO.: _____

E-MAIL ADDRESS: _____

FEDERAL ID #: _____

BOND AND INSURANCE REQUIREMENTS

(A) If the contract amount is over \$25,000 for construction or facility improvements, the successful bidder shall provide a bid guarantee, give a good and sufficient bond in the amount of the contract price for the faithful performance of such contract, executed by a surety company authorized to do business in the state, in accordance with state statutes, as amended. A payment bond in the full amount of the contract price to assure payment is required by law of all persons supplying labor and material in execution of work provided for in the contract.

(1) A bid guarantee equivalent to 5% of the bid price is required from each bidder. The bid guarantee shall consist of a firm commitment such as a bid bond, certified check or other negotiable instrument accompanying a bid as assurance that the bidder will, upon acceptance of his or her bid, execute such contractual documents as may be required within the specified time.

(2) A performance bond on the part of the contractor for 100% of the contract price is required. A "performance bond" is one executed in connection with the contract to secure fulfillment of all the contractor's obligations under such contract. It is solely for the protection of the City awarding the contract; in the amount of the contract; and is conditioned on the faithful performance of the work, in accordance with the plans, specifications, and contract documents, including warranties. The performance bond shall remain in effect during the warranty period of the contract or for one year, whichever is longer.

(3) A payment bond on the part of the contract for 100% of the contract price is required. A "payment bond" is one executed in connection with a contract to assure payment, as required by law, of all persons supplying labor and material in execution of the work provided for in the contract. The payment bond is solely for the protection and use of payment bond beneficiaries who have a direct contractual relationship with the prime contractor or a sub-contractor to supply labor or material and is in the amount of the contract.

(4) Failure of a contractor to comply with this section authorizes the City Manager to terminate the contract and retain any applicable security.

(B) A bid guarantee, performance and payment bond will not be required for contracts zero to \$25,000. The City will specify in the contract that no money will be paid to the contractor until the project has been completed and final acceptance has been made by the City.

(C) Staff may waive insurance requirements for contracts \$0 - \$4,999.99, including but not limited to contracts for food, materials, supplies, and construction. Workers' Compensation in amounts which satisfy statutory coverage shall be required for construction projects.

(D) The following insurance requirements will be included in all City contracts of \$5,000.00 - \$14,999.99. In contracts not involving building and construction projects, as that activity is defined in TEX. LABOR CODE §406.096, contractors may obtain alternative form of worker accident insurance with minimum limits of liability of \$100,000 per claim.

Minimum Insurance Requirements	
Type of Coverage	Limits of Liability
Worker's Compensation	Statutory Coverage
Comprehensive General Liability (City named as additional insured) Bodily Injury	\$250,000 each person/\$500,000 each occurrence
Property Damage	\$100,000 each occurrence/\$100,000 aggregate or \$500,000 combined single limits

(E) The following insurance requirements will be included in all City contracts of \$15,000 or more.

(1) The successful bidder will be required to carry the following insurance coverage and limits of coverage, as well as list the City as an additional insured to liability coverage as requested by the City. In addition, the successful bidder shall provide the City with evidence of coverage and furnish acceptable proof of payment of insurance premiums.

(2) The successful bidder will be required to secure and/or have insurance coverage in force with an admitted property and casualty insurance company licensed by the State of Texas to conduct business in the State of Texas.

(3) In contracts not involving building and construction projects, as that activity is defined in TEX. LABOR CODE §406.096, contractors may obtain alternative form of worker accident insurance with minimum limits of liability of \$100,000 per claim.

Minimum Insurance Requirements	
Type of Coverage	Limits of Liability
Worker's Compensation	Statutory Coverage
Employer's Liability	Bodily Injury by Accident: \$100,000 each accident Bodily Injury by Disease: \$100,000 each employee/\$500,000 policy limit
Comprehensive General Liability Bodily Injury	\$250,000 each person/\$500,000 each occurrence
Property Damage	\$100,000 each occurrence/\$100,000 aggregate or \$500,000 combined single limits
Comprehensive Auto Liability Bodily Injury	\$100,000 each person/\$500,000 each occurrence
Property Damage	\$100,000 each occurrence/\$100,000 aggregate or \$500,000 combined single limits
City's Protective Liability Bodily Injury	\$250,000 each person/\$500,000 each occurrence
Property Damage	\$100,000 each occurrence/\$100,000 aggregate or \$500,000 combined single limits

WORK WRITE-UP PREPARED FOR

Homeowner(s): Marta S. Rodriguez
Property Address: 210 N 28th, Edinburg, Texas 78541
Legal Description: All of Lots Twenty Six (26) and Twenty Seven (27), San Ysidro Subdivision, City of Edinburg, Hidalgo County, Texas, according to map or plat thereof on file and of record in the office of the County Clerk of Hidalgo County, Texas.
Telephone No: Home: (956) 383-0377

The contractor is responsible for review of this work write up and field verification to determine that a complete and functioning project is delivered to the Homeowner within the sealed written quote. Any additional work to be done or changes in work proposed must be approved in writing and signed by the City, Homeowner(s), and the Contractor.

Should any figures be unverifiable or omitted that are necessary for a clear and comprehensive understanding, or should any errors appear, it will be the duty of the Contractor to advise the proper party of the same, and not to go on with the work or bid in uncertainty.

The contractor is to furnish all transportation, labor, materials, apparatus, water scaffolding and tools for doing the whole work in the best possible and most rapid manner and to its entire, proper and substantial completion. Any trees, shrubs, etc., needed to be cut or removed are the Contractor's responsibilities. The Contractor is to be held responsible for any violations of the proper City's and/or Counties' ordinances under which this property is governed.

The Contractor shall from time to time, remove all rubbish and waste materials and keep the premises as clean as possible during the progress of the work, and at the completion of work, the Contractor shall deliver the home in a broom clean condition and free of construction debris.

The City of Edinburg and Contractor may erect a construction sign just before any construction begins on the premises.

PERMITS AND INSPECTIONS

The Contractor shall be responsible for obtaining all necessary permits required in the location where the improvements are to be constructed. The Contractor shall call upon the proper authorities for compliance inspections and assume the fee for the same.

Homeowner(s) M. S. R.

WORKMANSHIP

All labor is to be done in a skilled and thorough manner. All materials are to be of the dimension, design and grade herein specified. Unless otherwise specified, any patented materials or materials specified by trade name are to be applied or installed strictly according to the manufacturer's specifications. Any work determined not to be satisfactory will be the sole responsibility of the contractor to correct at their cost.

SUBCONTRACTORS

The General Contractor shall be responsible for all subcontractors put to work to do any part of this contract. The owner reserves the right to reject all bids.

SCOPE OF WORK

To rehabilitate the existing home according to the accompanying work write-up.

HOUSE ROOF

House Roof:

On the house roof and porches remove old shingles, black felt, metal drip edge, old roof jack flashing, roof vents.

Remove all 1"x2" eaves strip for the whole roof area including house porch and sloped roof

Overhang & Fascia Repairs:

Remove approximately 25 linear feet on the west side of the home and the south side of front porch 2"x 6" sub fascia, 1"x 8" fascia.

Remove rotted roof decking overhang at the west side of the home and the south side of the front porch approximately 48 square feet.

Remove rotted end of the southeast gable lookout approximately 6' feet, 2"x6" sub fascia, and 1"x8" fascia.

Remove rotted roof decking overhang at the southeast gable look out approximately 24 square feet.

Remove rotted end of the south sloped roof lookout approximately 6' feet, 2"x6" sub fascia, and 1"x8" fascia.

Remove rotted roof decking on the south sloped roof lookout approximately 16 square feet.

Remove rotted ends of the southeast and northeast corners on the sloped roof lookout approximately 6' feet, 2"x6" sub fascia, and 1"x8" fascia at both ends.

Remove rotted roof decking on the southeast and northeast corners on the sloped roof approximately 32 square feet.

Homeowner(s) M. S. R.

HOUSE ROOF CONTINUED

Remove rotted end of the north sloped roof lookout approximately 6' feet, 2"x6" sub fascia, and 1"x8" fascia.

Remove rotted roof decking on the north sloped roof lookout approximately 16 square feet.

Remove rotted ends of the northeast corners on the sloped roof lookout approximately 6' feet, 2"x6" sub fascia, and 1"x8" fascia at both ends.

Sloped roof do not remove completely the existing roofing material.

Install approximately 25 linear feet on the west side of the home and the south side of front porch, new 2"x 6" sub fascia #2 white pine or better, #2-1"x 8" cedar fascia.

Install new 1/2" or 3/4" CDX plywood for roof decking overhang at the west side of the home and the south side of the front porch approximately 48 square feet.

Install at the end of the southeast gable lookout approximately 6' feet, new 2"x6" sub fascia #2 yellow pine or better, and #2- 1"x8" cedar fascia.

Install new 1/2" or 3/4" CDX plywood for roof decking overhang at the southeast gable look out approximately 24 square feet.

Install at the end of the south sloped roof lookout approximately 6' feet, new 2"x6" sub fascia #2 white pine or better, and #2- 1"x8" cedar fascia.

Install new 1/2" or 3/4" CDX plywood for roof decking on the south sloped roof lookout approximately 16 square feet.

Install at the ends of the southeast and northeast corners on the sloped roof lookout approximately 6' feet, new 2"x6" sub fascia #2 white pine or better, and 1"x8" cedar fascia at both ends.

Install new 1/2" or 3/4" CDX plywood for roof decking on the southeast and northeast corners on the sloped roof approximately 32 square feet.

Install at the end of the north sloped roof lookout approximately 6' feet, new 2"x6" sub fascia white pine or better, and #2- 1"x8" cedar fascia.

Install new 1/2" or 3/4" CDX plywood for roof decking on the north sloped roof lookout approximately 16 square feet.

Install at the ends of the northeast corners on the sloped roof lookout approximately 6' feet, new 2"x6" sub fascia white pine, and #2- 1"x8" cedar fascia at both ends.

Cut off a gap along the ridge board approximately 40' feet to allow for proper venting for the ridge vents.

Install new 1"x 2" cedar eves strip for the whole house and sloped roofs.

Install new approximately 18'x 20" wide galvanized flashing at the valleys in the front porch.

Install two new treated 4"x4" posts for the front porch.

Homeowner(s) N.S.R.

HOUSE ROOF CONTINUED

Roof Shingles and Drip edge:

Install new 20-year composition roof shingles approximately (24 squares) customer to select color of shingles.

Properly install starter course for shingles, as per manufactures' specifications.

Install new style D metal over hang drip edge, plywood clips, tin caps, and roof jack flashing approximately (5).

Install new #30 black felt on the whole house roof.

Sloped Roof Repairs:

Install new #90 roll roofing approximately (2100 square feet) customer to select color of roofing. To double-up on over lapping at every 18", and mop a layer of cold process roof cement between each layer.

Properly install starter course for shingles, as per manufactures' specifications.

Install new style D metal over hang drip edge, plywood clips, tin caps.

Install new approximately 55'x 20" wide galvanized flashing at the edge of the house and sloped roof area, to extend past 24" into the house roof first, with shingles over lapping over #90 roof material.

Use plastic cement at all the valleys where shingles over lapping and to seal up all exposed roof nails.

* Note: As per specifications, city codes and ordinances.

Exterior Painting:

* Note: Paint only the new overhang, 1" x 8" cedar fascia, 1" x 2" eaves strip, trim, and color match paint, with fascia (as close as possible).

Material specifications:

- a. Oil Base Primer: (Note: Apply one (1) coat of oil based primer to all wood surfaces with brush and roller, if sprayed two (2) coats)
- b. Apply caulking on all seams gaps and putty on all nails, staple marks on all fascia, soffit, brick mold, and siding panels.
- c. Exterior Latex Paint: Minimum 15 year warranty (Note: Apply two (2) coats of semi-gloss latex paint to all exterior wood surfaces with brush and roller, if sprayed four (4) coats)
- d. Caulk Minimum 20-year warranty acrylic latex.
- e. Apply all primer and paint to manufacturer's specifications.
- f. Owner to select color of paint on all painted surfaces.
- g. **USE OF LEAD-BASE PAINT IS STRICTLY PROHIBITED.**

Homeowner(s) M. S. R.

HOUSE ROOF CONTINUED

* Note: All exterior primer and paint will be compatible or better to:

- a. Sherwin Williams A-100 Latex Wood Primer (oil-based)
one (1) coat with brush and roller, if sprayed two (2) coats
- b. Sherwin Williams Super A-84 Exterior House and Trim Paint
(Acrylic semi-gloss, water based) two (2) coats with brush and roller, if sprayed
four (4) coats
- c. If an alternate product is being used receipts and manufactures'
specifications must be turned in to Rehab Specialist.
- d. Follow manufactures, surface preparation prior to applying finish.
(USE OF LEAD-BASED PAINT IS STRICTLY PROHIBITED)

Material Cost: \$ _____

Labor Cost: \$ _____

ROOF AND GABLE VENTING

Install approximately 40 linear feet of ridge vents, with 3 ridge vent connectors, two ridge vent end plugs, seal each connector and end plugs, with clear silicone, and use proper 1"- 3/4" long nails with rubber washer seals, to secure ridge vents.

Seal any exposed roof nails with plastic roof cement.

Install 5 new hip roof vents, on the east side of the roof, 18" from the center of the ridge to the center of the opening of the new hip roof vents.

Space accordingly to the length of the house approximately 10' feet between each vent and 5 feet from the east and west overhangs.

Install 1 new hip roof vent for the range hood.

Install 2- 12"x 24" on the north and south side gables.

* Note: As per specifications, city codes and ordinances.

Material Cost: \$ _____

Labor Cost: \$ _____

ENTRANCE DOORS REPAIRS

Remove three entrance door slabs.

Install three solid core slab doors, weather stripping, entry & deadbolt combo's keyed alike, hinges and thresholds, adjust to open and close properly.

Front door: Slab door 36" solid core with small glass pane 12"x 12" as to match old door. Seal under threshold with poly or caulking before tightening the screws.

Homeowner(s) M, S, R.

ENTRANCE DOORS REPAIRS CONTINUED

Kitchen and Laundry Room Doors: Slab door 32" solid core to include small window 12"x18" or 12"x 24" as to match old doors. Seal under threshold with poly or caulking before tightening the screws. Laundry room door install approximately 22 linear feet of door trim and paint to match existing paint.

Interior paint and Stain Detail:

Note: All, Sealer, Stain, Varnish will be Compatible or better to:

- a. **Sherwin Williams Penetrating Oil Stain A-48 Series owner will select color of stain**
- b. **Sherwin Williams Sealer B-26-V3 (apply one (1) coat with brush and roller if sprayed two (2) coats)**
- c. **Sherwin Williams Polyurethane Varnish (gloss A67f1) (apply two (2) coats with brush and roller, if sprayed four (4) coats)**
- d. **Interior/Exterior (oil based) Alkyd A-11 series or better (2 coats of paint with brush and roller, if sprayed 4 coats, owner to select color).**
- e. **Follow manufactures' surface preparation prior to applying finish.**
- f. **If an alternate product is being used, receipt and manufacture's specifications must be turned into Rehab Specialist.**

*** Note: Finish to be applied also to the inside and outside of all door installed.**

Interior Paint:

*Note: Where applicable all interior paint will be compatible or better to:

Minimum 10 year Warranty

Caulk minimum 20-year warranty acrylic latex.

Ceiling texture to match as close as possible to the existing ceiling texture.

Minimum specifications:

- a. Sherwin Williams B-49 W200 (oil-based primer) (1 coat of primer with brush and roller, if sprayed 2 coats)
- b. Sherwin Williams Classic 99 Semi-Gloss Latex (water-based), (2 coats of paint with brush and roller, if sprayed 4 coats, owner to select color). All interior ceilings will be painted white.
- c. Interior/Exterior (oil based) Alkyd A-11 series or better (2 coats of paint with brush and roller, if sprayed 4 coats, owner to select color).
- d. If an alternate product is being used receipt and manufacture's specifications must be turned into Rehab Specialist.
- e. Follow manufactures' surface preparation prior to applying finish.

(USE OF LEAD-BASED PAINT IS STRICTLY PROHIBITED)

Material Cost: \$_____

Labor Cost: \$_____

Homeowner(s) M, S, R

REAR STORAGE REPAIRS

Siding and Trim: Remove three rotted sheets on the east corner to the north side and three on the north east corner to the east side, along with corner trim.

Install approximately 10' linear treated 2"x4" #2 on the east and 10' linear treated 2"x4" #2 on the north side as blocking between wall studs. Anchor down into the concrete with 5/8"x 4" lag anchors and bolts.

Install three new sheets 4"x8'x5/8" T-1-11 with 12" centers siding on the east side and three new sheets 4"x8'x5/8" T-1-11 with 12" siding on the north side, trim out corners with 1"x4" #2 white pine or better.

Material specifications:

- a. Oil Base Primer: (Note: Apply one (1) coat of oil based primer to all wood surfaces with brush and roller, if sprayed two (2) coats)
- b. Apply caulking on all seams gaps and putty on all nails, staple marks on all fascia, soffit, brick mold, and siding panels.
- c. Exterior Latex Paint: Minimum 15 year warranty (Note: Apply two (2) coats of semi-gloss latex paint to all exterior wood surfaces with brush and roller, if sprayed four (4) coats)
- d. Caulk Minimum 20-year warranty acrylic latex.
- e. Apply all primer and paint to manufacturer's specifications.
- f. Owner to select color of paint on all painted surfaces.

*** Note: All exterior primer and paint will be compatible or better to:**

- a. Sherwin Williams A-100 Latex Wood Primer (oil-based) one (1) coat with brush and roller, if sprayed two (2) coats
- c. Sherwin Williams Super A-84 Exterior House and Trim Paint (Acrylic semi-gloss, water based) two (2) coats with brush and roller, if sprayed four (4) coats
- c. If an alternate product is being used receipts and manufactures' specifications must be turned in to Rehab Specialist.
- d. Follow manufactures, surface preparation prior to applying finish.

USE OF LEAD-BASE PAINT IS STRICTLY PROHIBITED

Material Cost: \$ _____

Labor Cost: \$ _____

FASTENERS

All fastener(s) to be galvanized. As to prevent rust especially when exposed to the elements.

Example: Staples, nails etc.....

Seal all fastener(s) holes with spackling or appropriate filler before painting.

Homeowner(s) M. S. R.

CONTRACT PRICE TO INCLUDE DEMOLITION AND DEBRIS REMOVAL

All work to include demolition, repairs, removal and disposal of all construction debris, in a certified land fill.

No materials will be salvaged (for example doors, tub, fixtures, etc.....).

The contractor is responsible for any and all damages caused to existing property structures by subcontractors or other project related delivery trucks and or workers.

The contractor is responsible for the reinstallation of any type of existing fence, rehang existing gate and posts temporarily removed to gain access to the property.

***Note: As per work write up all labor for demolition is already specified to specific areas (roof and fascia repairs).**

The contractor will on a daily basis will remove or confine all debris and construction materials, as to keep the premises clean and safe. As a rehab project, repairs are an on going progress until completion of repairs and is to remain inhabited.

Material Cost: \$ _____

Labor Cost: \$ _____

ATTIC INSULATION

Blow in attic insulation fiberglass loose fill to R-19. Block off around electrical fixtures, and attic opening using R-30 fiberglass Batts.

Material Cost: \$ _____

Labor Cost: \$ _____

CHANGE ORDERS

Any change order request must be approved by the City of Edinburg, Community Development Director in writing, before any change order work can be commenced or omitted.

A change order will only be undertaken when unforeseen conditions or circumstances that were not previously identified in the specifications. In all situations, the recipient family must agree to the change order prior to its implementation. A Change Order Form shall be processed before any changes in construction can begin. A reasonable Change Order bid will result in an increase or decrease of original contract amount for the work to be done or omitted.

Homeowner(s) M. S. R.

LEAD SAFE

If applicable the following will be required: N/A

Lead Safe Practices Cost \$ N/A

TOTAL REHABILITATION COST

Total Material Cost: \$ _____

Total Labor Cost: \$ _____

Overhead & Profit: \$ _____

Grand Total Bid \$ _____

Homeowner(s): M.S.R.

Homeowner(s): _____

WORK WRITE-UP APPROVAL

I/We, Marta S. Rodriguez, do with this verify that on this 12th day of February 2009, the preceding work write-up was explained in full detail and to my total understanding. I/We with this verify that I/We have been given the opportunity to request items of work during the initial inspection of my house. I/We understand all the work to be completed in my house and do now agree that no additional work will be requested from now on unless it is absolutely necessary to complete the work included herein and/or unforeseen items of work that may be necessary to complete the work herein. I/We with this verified that only then have I/We gone to approve this work write-up. I/We now verify that I have received a final signed copy of this work write-up for my records.

HOMEOWNER(S):

Marta S. Rodriguez

2-12-2009

Date

Date

City of Edinburg, Community Development

PREPARED & EXPLAINED:

Martin Arevalo

Martin Arevalo, Rehab Specialist

2-12-2009

Date

APPROVED:

Marissa Garza

Marissa Garza
Director of Community Development

2-13-09

Date

CONTRACTOR:

Date