



R G Architects, LLC

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RG A No. 23010
27 September 2023

ADDENDUM NO. 1

STATE OF DELAWARE OMB/DFM
OMB/DFM Contract No. MJ1002000069
Rudnick Lane Renovations
18 Old Rudnick Lane
Dover, DE 19901

R G Architects
200 West Main Street
Middletown, DE 19709
Phone: 302-376-8100 (phone)
Email: jerry@rgarchitects.net

BIDS DUE:

Tuesday, October 17, 2023, before 4:00 p.m.
Note – this is a REVISED Date

LOCATION:

Haslet Armory Front Desk
122 Martin Luther King Jr. Blvd
Dover , DE 19901

NOTICE TO ALL BIDDERS

1.0 GENERAL NOTES:

- 1.1 Bidders are hereby notified that this Addendum shall be and hereby becomes part of their Contract Documents, and shall be attached to the Project Manual for this project.
- 1.2 The following items are intended to revise and clarify the Drawings and Project Manual, and shall be included by the Bidder in their proposal.
- 1.3 Bidders shall verify that their Sub-bidders are in full receipt of the information contained herein.
- 1.4 All addenda will be sent out to the registered and invited plan holders only via email. Contractors are encouraged to keep an eye on their email accounts during the bidding period for such updates.

2.0 PREBID MEETING:

- 2.1 A Prebid Meeting was held on Tuesday, September 26, 2023, at 1:00 p.m. on site. The following items were reviewed:
 - A. Project Description: A brief overview of the Project was discussed. An overall review of the construction drawings was presented. The Bid Advertisement e-mail was also reviewed.

- B. Owner's Representative: Patrick McKenna, OMB/DFM Construction Project Manager
- C. Project Schedule: The work needs to be completed asap. The purchase order will be expedited to the contractor after bidding and when all contractual documents have been submitted.
- D. Bid schedule is as follows:
 - 1. The bids are due by **Tuesday, October 17, 2023 before 4:00 p.m. at the Haslet Armory front desk (REVISED Date).**
 - 2. Substitution requests will be received until **4:00 p.m. on Monday, October 9, 2023. (REVISED Date).**
Instructions for requesting substitutions are very specific and are contained in the project manual. If the contractor does not follow the processes it is automatic grounds for rejection.
 - 3. **Questions regarding the bid documents will be received until 12:00 p.m. on Thursday, October 12, 2023. (REVISED Date).**
All questions **must** be submitted **in writing** (via email, addressed to jerry@rgarchitects.net) to R G Architects. Neither R G Architects or the Owner will answer questions verbally.
 - 4. The last day for addenda to be issued, if required, shall be **Friday, October 13, 2023. (REVISED Date).**
- E. The project will require the contractors to utilize the State of Delaware Prevailing wage rates which are in the project manual.
- F. Substitutions: If a specification lists one product manufacturer as well as listing "or equal", the contractor is not obligated to submit for substitution prior to bid for that item. However, the contractor will still be responsible to meet the requirements of that product during the review process as per the specifications. If the product substituted as an equal does not meet ALL of the requirements of the specifications, as determined by the Architect, the Contractor is obligated to provide the specified product at no additional cost to the project.

G. Subcontractors List:

- 1. The subcontractors list to be noted on the bid form in the project manual was reviewed and agreed upon. OMB/DFM has also added three more categories. Add the following:
 - 1. Metal Studs and Drywall
 - 2. Painting
 - 3. Ceilings
 - 4. Fire Protection
 - 5. Mechanical
 - 6. Plumbing
 - 7. Electrical
- 2. The General Contractor may NOT list more than one subcontractor for a discipline on the subcontractor's list unless it is a second or third tier

contractor.

3. On the Subcontractors List, the General Contractor must list the subcontractor that is providing the labor for 100% of the work in that category and as is required by the laws of Title 29.
-
- H. Bidders were reminded to fill out the Bid Form completely & to not leave any areas to be filled out blank. The sub-contractor list is to be completed including a current Delaware Business License number. Bidders are to also list the Addenda issued. If five (5) Addenda was issued the Bid Form must note “1.2.3.4 & 5”. Bid forms noting “1-5” will not be accepted. Bidders were also reminded to have the “Affidavit of Employees Drug Testing Program” form as part of their Bid.
 - I. Drug Testing Policy: RGA reminded the new Drug Testing Policy in place by State of Delaware. Contractors are to reference the Project Manual for additional policy procedures and Drug Testing Report Forms.
 - J. All are reminded that smoking is NOT permitted ANYWHERE on project property grounds. Contractors must leave the property to smoke during construction.
 - K. The use of bathrooms on the premises will NOT be permitted during construction.
 - L. The replacement of the electric transformer will be required. The contractor will need to reach out to the City of Dover to initiate that effort.
 - M. Advantech will be hired separately by the State to perform security and access control work. The GC will be required to coordinate their schedules with Advantech.
 - N. Fire Suppression and Fire Alarm is part of the GC’s scope.
 - O. The State will remove all loose furniture items prior to the start of construction.
 - P. There are no restrictions on work hours.
 - Q. Project Site walk-through
 1. RGA will email a link to Drop Box where the contractors can download all the pictures we have of the project. RGA will do this on 9/26/23
 2. The Contractors agreed that a future walk-thru was not required and will take place on 10/3 from 8:30 – 10:00am..

3.0 Revisions to the SPECIFICATIONS

- 3.1 Bid Form – Sub Contractors List

4.0 Revisions to the DRAWINGS

- 4.1 Not at this time.

5.0 Questions

5.1 Will an onsite trailer be required??

5.1.1 Answer – At contractor’s option. The GC will be permitted to carve out a space in the building for an office as long as it does not disrupt construction.

5.2 To expedite the schedule, can knock down door frames be utilized in lieu of welded frames?

5.2.1 Answer - Yes, knock down frames are permissible.

5.3 Who is the current Fire Protection Vendor at the Kaza building?

5.3.1 Answer – The contract vendor is “Hoopes”.

6.0 BIDDER LIST:

A. The following bidders were invited and attended the prebid meeting. No other Contractors will be allowed to submit bids on this contract.

#	BIDDER	REP	EMAIL
1	Amakor	Ryan Jackson	amakor@aol.com
2	Ventresca Bros Construction	Tony Ventresca	tony@ventrescabros.com
3	Conventional Builders Inc.	Greg Thompson	conventionalbuilders@comcast.com
4	Bathon Builders Inc.	Katie Wilhelm	Kwilhelm@bathonbuilders.com

7.0 Attachments:

- A. Revised Bid Advertisement from DFM
- B. Updated Subcontractor’s List section 00 4113 - Bid Form
- C. Prebid Sign in Sheet

End of Addendum No. 1

September 27, 2023

RE: letter Bid – Invitation to bid REVISED

Rudnick La. Renovations

18 Old Rudnick la.

Dover, Delaware 19001

OMB/DFM Contract No. : MJ1002000069

The Office of Management and Budget, Division of Facilities Management is inviting your Company to submit letter bids for the Rudnick La. Renovations in Dover Delaware.

The project entails Interior demolition of the buildings existing interior spaces and renovations to same.

A mandatory prebid meeting will be held at 1:00 PM on Tuesday September 26, 2023 On site at 18 Old Rudnick Lane Dover Delaware 19901.

A brief summary of the work to be performed is as follows:

1. Select Demolition of interior walls, flooring, Ceilings, electrical, plumbing and HVAC on all 3 floors.
2. Installation of new walls including Painting,
3. Installation of new Flooring, Ceilings, DFH, Painting, etc.
4. Installation of new Mechanical in part, Electrical and Plumbing, Fire alarm, Security Systems, etc.

The contract documents (drawings and specifications) will be available for at the pre bid meeting.

Bids are due at Haslet Armory front desk, 122 Martin Luther King Jr. Blvd, Dover, DE 19901, no later than **4:00 p.m., on Tuesday October 17, 2023.** There will be no bid opening. The DFM standard bid form is to be used for your submission. All DFM bidding documents are required.

The outer envelope must clearly indicate: "OMB/DFM CONTRACT NO. MJ1002000069- RUDNICK LANE RENOVATIONS DOVER, DELAWARE - SEALED BID - DO NOT OPEN." ATTENTION: ALISHA MCCULLOUGH.

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
18 OLD RUDNICK LANE, DOVER, DELAWARE 19901
CONTRACT #: MJ1002000069

BID FORM

For Bids Due: October 17, 2023 by 4:00pm

To: State of Delaware OMB/DFM
Haslet Armory Building
122 Martin Luther King Jr Blvd South
Dover, Delaware 19901

Name of Bidder: _____

Delaware Business License No.: _____ **Taxpayer ID No.:** _____

(Other License Nos.): _____

Phone No.: () _____ - _____ **Fax No.:** () _____ - _____

The undersigned, representing that he has read and understands the Bidding Documents and that this bid is made in accordance therewith, that he has visited the site and has familiarized himself with the local conditions under which the Work is to be performed, and that his bid is based upon the materials, systems and equipment described in the Bidding Documents without exception, hereby proposes and agrees to provide all labor, materials, plant, equipment, supplies, transport and other facilities required to execute the work described by the aforesaid documents for the lump sum itemized below:

\$ _____
_____ (\$)

ALLOWANCES

The base bid above includes all allowances specified in the contract documents.

Allowance No. 1: Include an allowance entitled "General Owner's Allowance" in the amount of **\$50,000.00**. This allowance will be utilized by the owner for owner-elected changes to the work. Any or all unused allowance monies shall be returned to the owner via a credit change order at the end of the project. This allowance shall be carried as an individual line-item on the Application for Payment. Acknowledge/Initial: _____

BID FORM

ALTERNATES

Alternate prices conform to applicable project specification section. Refer to specifications for a complete description of the following Alternates. An "ADD" or "DEDUCT" amount is indicated by the crossed out part that does not apply.

ALTERNATE No. 1: ADD all work associated with the removal of existing rooftop unit (RTU-2) serving the basement and the replacement with new rooftop unit (scheduled RTU-1). Provide a programmable thermostat for control of new rooftop unit.

~~Add/Deduct:~~ _____
(\$ _____)

ALTERNATE No. 2: ADD all work associated with the removal of existing rooftop units (RTU-1, 3, 4, 5 & 6) and the replacement with new rooftop units (scheduled RTU-2, 3, 4, 5 & 6). Provide a new Building Automation System as specified and indicated on the drawings for RTU-1,2,3,4,5 & 6 and omit programmable thermostat at new RTU-1.

~~Add/Deduct:~~ _____
(\$ _____)

ALTERNATE No. 3: ADD all work associated with the preparation and painting of the existing exterior finish system as shown on drawings A20-1 and A20-2.

~~Add/Deduct:~~ _____
(\$ _____)

ALTERNATE No. 4: ADD all work associated with the preparation of existing first floor storefront glazing and the installation of new security film as shown on drawings A20-2 and details SF-1 & SF-2 on A40-2.

~~Add/Deduct:~~ _____
(\$ _____)

ALTERNATE No. 5: DEDUCT all work associated with the installation of new resilient finished flooring in rooms 005, 011, 012, 015, 017

~~Add/Deduct:~~ _____
(\$ _____)

ALTERNATE No. 6: ADD all work associated with the installation of all custom casework shown in the "Printer Area 218" and shown on drawing A60-2.

~~Add/Deduct:~~ _____
(\$ _____)

ALTERNATE No. 7: DEDUCT all work associated with the installation of new CERAMIC TILE on the back splash wall above the countertop in rooms 004, 108, 206. Instead, provide painted drywall and add a 4" solid surface quartz back splash to match the counter tops.

~~Add/Deduct:~~ _____
(\$ _____)

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
18 OLD RUDNICK LANE, DOVER, DELAWARE 19901
CONTRACT #: MJ1002000069

BID FORM

I/We acknowledge Addendums numbered _____ and the price(s) submitted include any cost/schedule impact they may have.

This bid shall remain valid and cannot be withdrawn for thirty (30) days from the date of opening of bids (60 days for School Districts and Department of Education), and the undersigned shall abide by the Bid Security forfeiture provisions. Bid Security is attached to this Bid.

The Owner shall have the right to reject any or all bids, and to waive any informality or irregularity in any bid received.

This bid is based upon work being accomplished by the Sub-Contractors named on the list attached to this bid.

Should I/We be awarded this contract, I/We pledge to achieve substantial completion of all the work within _____ calendar days of the Notice to Proceed.

The undersigned represents and warrants that he has complied and shall comply with all requirements of local, state, and national laws; that no legal requirement has been or shall be violated in making or accepting this bid, in awarding the contract to him or in the prosecution of the work required; that the bid is legal and firm; that he has not, directly or indirectly, entered into any agreement, participated in any collusion, or otherwise taken action in restraint of free competitive bidding.

Upon receipt of written notice of the acceptance of this Bid, the Bidder shall, within twenty (20) calendar days, execute the agreement in the required form and deliver the Contract Bonds, and Insurance Certificates, required by the Contract Documents.

I am / We are an Individual / a Partnership / a Corporation

By _____ Trading as _____
(Individual's / General Partner's / Corporate Name)

(State of Corporation)

Business Address: _____

Witness: _____ By: _____
(SEAL) (Authorized Signature)

(Title)
Date: _____

ATTACHMENTS

- Sub-Contractor List
- Non-Collusion Statement
- Affidavit of Employee Drug Testing Program
- Affidavit of Contractor Qualifications
- Bid Security
- (Others as Required by Project Manuals)

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
18 OLD RUDNICK LANE, DOVER, DELAWARE 19901
CONTRACT #: MJ1002000069

BID FORM

SUBCONTRACTOR LIST

In accordance with Title 29, Chapter 69, Section 6962(d)(10)b of the Delaware Code, the following subcontractor listing must accompany any bid submittal. The bidder must list **in each category** the full name and address (City & State) of the sub-contractor that the bidder will be using to perform the work and provide material for that subcontractor category. Should the bidder's listed subcontractor intend to provide any of their subcontractor category of work through a third-tier contractor, the bidder shall list that third-tier contractor's full name and address (City & State). **If the bidder intends to perform any category of work itself, it must list its full name and address.** For clarification, if the bidder intends to perform the work themselves, the bidder **may not** insert "not applicable", "N/A", "self" or anything other than its own full name and address (City & State). To do so shall cause the bid to be rejected. In addition, the failure to produce a completed subcontractor list with the bid submittal shall cause the bid to be rejected. If you have more than three (3) third-tier contractors to report in any subcontractor category, print out additional page(s) containing the appropriate category, complete the rest of your list of third-tier contractors for that category, notate the addition in parentheses as (CONTINUATION) next to the subcontractor category and an asterisk (*) next to any additional third-tier contractors, and submit it with your bid.

<u>Subcontractor Category</u>	<u>Subcontractor</u>	<u>Address (City & State)</u>	<u>Subcontractors tax-payer ID # or Delaware Business license #</u>
1. Metal Studs & Drywall	_____	_____	_____
A.	_____	_____	_____
B.	_____	_____	_____
C.	_____	_____	_____
2. Painting	_____	_____	_____
A.	_____	_____	_____
B.	_____	_____	_____
C.	_____	_____	_____

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
18 OLD RUDNICK LANE, DOVER, DELAWARE 19901
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BID FORM (Continued)

3.	Ceilings	_____	_____	_____
	A.	_____	_____	_____
	B.	_____	_____	_____
	C.	_____	_____	_____
4.	Fire Protection	_____	_____	_____
	A.	_____	_____	_____
	B.	_____	_____	_____
	C.	_____	_____	_____
5.	Mechanical	_____	_____	_____
	A.	_____	_____	_____
	B.	_____	_____	_____
	C.	_____	_____	_____

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
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BID FORM (Continued)

6.	Plumbing	_____	_____	_____
	A.	_____	_____	_____
	B.	_____	_____	_____
	C.	_____	_____	_____
7.	Electrical	_____	_____	_____
	A.	_____	_____	_____
	B.	_____	_____	_____
	C.	_____	_____	_____
8.		_____	_____	_____
	A.	_____	_____	_____
	B.	_____	_____	_____
	C.	_____	_____	_____

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
18 OLD RUDNICK LANE, DOVER, DELAWARE 19901
CONTRACT #: MJ1002000069

BID FORM
NON-COLLUSION STATEMENT

This is to certify that the undersigned bidder has neither directly nor indirectly, entered into any agreement, participated in any collusion or otherwise taken any action in restraint of free competitive bidding in connection with this proposal submitted this date *(to the Office of Management and Budget, Division of Facilities Management)*.

All the terms and conditions of *MJ1002000069* have been thoroughly examined and are understood.

NAME OF BIDDER: _____

AUTHORIZED REPRESENTATIVE (TYPED): _____

AUTHORIZED REPRESENTATIVE (SIGNATURE): _____

TITLE: _____

ADDRESS OF BIDDER: _____

E-MAIL: _____

PHONE NUMBER: _____

Sworn to and Subscribed before me this _____ day of _____ 20____.

My Commission expires _____. NOTARY PUBLIC _____.

THIS PAGE MUST BE SIGNED AND NOTARIZED FOR YOUR BID TO BE CONSIDERED.

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
18 OLD RUDNICK LANE, DOVER, DELAWARE 19901
CONTRACT #: MJ1002000069

**AFFIDAVIT
OF
EMPLOYEE DRUG TESTING PROGRAM**

4104 Regulations for the Drug Testing of Contractor and Subcontractor Employees Working on Large Public Works Projects requires that Contractors and Subcontractors implement a program of mandatory drug testing for Employees who work on Large Public Works Contracts funded all or in part with public funds.

We hereby certify that we have in place or will implement during the entire term of the contract a Mandatory Drug Testing Program for our employees on the jobsite, including subcontractors, that complies with this regulation:

Contractor/Subcontractor Name: _____

Contractor/Subcontractor Address: _____

Authorized Representative (typed or printed): _____

Authorized Representative (signature): _____

Title: _____

Sworn to and Subscribed before me this _____ day of _____ 20____.

My Commission expires _____. NOTARY PUBLIC _____.

THIS PAGE MUST BE SIGNED AND NOTARIZED FOR YOUR BID TO BE CONSIDERED.

DELAWARE STATE POLICE – RUDNICK LANE RENOVATIONS
18 OLD RUDNICK LANE, DOVER, DELAWARE 19901
CONTRACT #: MJ1002000069

**AFFIDAVIT
OF
CONTRACTOR QUALIFICATIONS**

We hereby certify that we will abide by the contractor’s qualifications outlined in the construction bid specifications for the duration of the contract term.

In accordance with Title 29, Chapter 69, Section 6962(d)(10)b.3 of the Delaware Code, after a contract has been awarded the successful bidder shall not substitute another subcontractor whose name was submitted on the Subcontractor Form except for the reasons in the statute and not without written consent from the awarding agency. Failure to utilize the subcontractors on the list will subject the successful bidder to penalties as outlined in the General Requirements Section 5.2 of the contract.

Contractor Name: _____

Contractor Address: _____

Authorized Representative (typed or printed): _____

Authorized Representative (signature): _____

Title: _____

Sworn to and Subscribed before me this _____ day of _____ 20____.

My Commission expires _____. NOTARY PUBLIC _____.

THIS PAGE MUST BE SIGNED AND NOTARIZED FOR YOUR BID TO BE CONSIDERED.

THIS PAGE INTENTIONALLY LEFT BLANK

R G Architects, LLC
 200 West Main Street
 Middletown, DE 19709
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PREBID MEETING SIGN-IN
OMB/DFM - RUDNICK LANE RENOVATIONS

September 26, 2023

Meeting Start: **1:00** Meeting End: **1:28 pm**

Name	Arrival Time	Company	Telephone	Email
1 EA FAYDA	12:50	F&ES	302 690 8888	efayda@faydaeas.com
2 Brian Thompson	12:54	Conventional Builders Inc	301-422-2429	conventionalbuilders@cbwcast.net
3 Greg Thompson	12:54	"	"	"
4 Alexis Cerran	12:55	Vantresca Bros	302-658-6496	tonye.vantresca@bros.com
5 Katie Wilhelm	12:55	Bathon Builders Inc	410-398-0800	kwillhelm@bathonbuilders.com
6 Tony Lombardi	12:55	Amekor Inc.	302-834-8664	Amekor@aol.com
7 Lee Thompson	12:57	Advantech	302-359-6036	Lee.Thompson@Advantech Security.net
8				
9 Patricia McLenna	12:50	OMB/DFM		
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