

CITY OF BROKEN ARROW

CITY HALL RENOVATION PROJECT

MAY/JUNE 2016

**MAGNUM CONSTRUCTION, INC.
(PROGRAM MANAGER)**

BID DOCUMENTS

BID DOCUMENTS



Construction Manager's Bid Manual

**City of Broken Arrow
City Hall Interior Renovations
220 South 1st Street
Broken Arrow, OK 74012**

Bids Due 05/10/2016 @ 2:00 PM

Construction Manager
Magnum Construction, Inc.
2501 North Hemlock Court
Broken Arrow, OK 74012

Architect
GH2 Architects
320 South Boston Ave #100
Tulsa, OK 74103

Owner
City of Broken Arrow
220 South 1st Street
Broken Arrow, OK 74012



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INVITATION TO BID

PROJECT: City of Broken Arrow
City Hall Interior Renovations
220 South 1st Street
Broken Arrow, Oklahoma 74012

All bids must be on a lump sum basis.

Non-mandatory Pre-Bid: April 26, 2016, 2:00 P.M.

Place: City of Broken Arrow City Hall
220 South 1st Street
Broken Arrow, OK 74012

Bids will be received: May 10, 2016, 2:00 P.M.

Place: City of Broken Arrow
City Hall Council Chambers
Attn: Michael Spurgeon
220 South 1st Street
Broken Arrow, OK 74012

All provisions of the OK Competitive Bidding Act will be followed, including a 5% bid security accompanying the bid if the bid exceeds \$50,000.00. The Owner reserves the right to waive irregularities and to reject the bids.

No bidder may withdraw his bid for a period of thirty (30) days after opening date. Bidders may obtain bid documents at Gill Reprographics, Inc., 5115 South 122nd East Avenue, Suite 202-B, Tulsa, OK 74146 for a non-refundable purchase; partial sets are available.

Bidding documents will also be on file at the following locations during the bidding period and on ISqFt:

City of Broken Arrow (918) 259-2400
Southwest Construction News (918) 493-5066
Magnum Construction, Inc. (918) 251-8667

The City of Broken Arrow is an equal opportunity institution and does not discriminate on the basis of race, color, national origin, sex, disability, or age.

Magnum Construction, Inc.
2501 N Hemlock Ct
Broken Arrow, OK 74012
(918) 251-8667

Invitation to Bid
City of Broken Arrow
City Hall Interior Renovations

00010-1

Instructions to Bidders

To be considered, bids must be made in accordance with these Instructions to Bidders.

- 1.01 CONDITIONS RELATING TO CONSTRUCTION: Bidders shall carefully examine the bid documents and the construction site to obtain first-hand knowledge of existing conditions. Bidder must confirm all utility locations, sizes, pressure, etc., and satisfy himself as to existing conditions under which he will be obliged to operate. Contractor must employ such methods and means in carrying out the work as will not cause interruption or interference with any other Contractor of the Owner. Bidders shall not be given extra payments for conditions that can be determined by examining the site and bid documents.

The scope of work for this bid is Bid Package # _____ - _____

- 1.02 INTERPRETATION OR CORRECTION OF BIDDING DOCUMENTS: Should a Bidder find discrepancies in, or omissions from, the bid documents, or be in doubt as to their meaning, he must notify the Construction Manager **in writing five (5) working days** prior to the bid opening. Replies shall be issued to all bidders or record by Addendum or CM Clarification to the bid documents and shall become part of the contract. The Owner shall not be responsible for oral clarification. All addenda or CM Clarification items issued during the time of bidding shall be covered in the bid and acknowledged on the proposal.

The Contract and Bidding Documents will be available at Gill Reprographics and on www.isqft.com. Copies of the contract and bidding documents may also be reviewed at Southwest Construction News, the Project site, and at the Construction Manager's Office located at 2501 N Hemlock Court in Broken Arrow.

1.03 SUBSTITUTIONS:

- A. The materials, products, and equipment described in the Documents establish a standard of required function, dimension, appearance, and quality to be met by any proposed substitution. To obtain approval to use unspecified products, the Bidder shall submit a written request **at least five (5) working days** before the bid date. Requests shall clearly describe the product for which approval is asked including all data necessary to demonstrate acceptability.
- B. Basic data and characteristics of the specified items, as well as the proposed item, shall be submitted. It is the sole responsibility of the Bidder to submit complete descriptive and technical information so the Owner may make a proper appraisal. The burden of proof of the merit of the proposed substitute is upon the proposer. The Architect's decision of approval or disapproval of a proposed substitution shall be final. If the product is acceptable, the Architect shall approve it in an addendum issued to all prime bidders of record. Bidders shall not rely upon approvals made in any other manner.

- 1.04 BASIS OF BID: Proposals will be made of a single contract, lump-sum amount for all work shown or described in the contract documents.

- 1.05 BID SECURITY: Bid security shall be made payable to City of Broken Arrow in the amount of five percent of the bid sum. Security shall be either certified check or a bid bond issued by a surety license to conduct business in the State of Oklahoma. The successful Bidder's security shall be retained until he has signed the contract and furnished the required Labor and Material Payment Bond, Statutory Bond, Performance Bond, Defect Bond, Insurance Certificates, and all other documents required to be furnished with the Executed Contract Agreement. The Owner reserves the right to retain the security of all Bidders until the successful Bidder enters into a contract or until 60 days after the bid opening, whichever is the shorter. All other bid security shall be returned as soon as practical. If any

Bidder refuses to enter into a contract; the Owner shall retain his bid security as liquidated damages, but not as a penalty. The bid security is to be enclosed in the same envelope with the bid proposals. Any Bidder (materials only or materials and installation) whose total bid amount is less than \$50,000.00 is not required to furnish bid bond with their bid.

- 1.06 PERFORMANCE BOND, LABOR AND MATERIAL PAYMENT BOND AND DEFECT BOND: Bidders shall not include the cost of bonds in the base bid. The bonding cost will be provided as an add alternate listed on the bid packages in the space provided. The successful Bidder whose Total Contract Scope of Work is more than \$50,000 will be required to furnish bonds in such form as the Owner may prescribe and with a surety company acceptable to the Owner. Bidder's bond surety shall be listed in the current revision of U.S. Department of Treasury Circular, "Surety Companies Acceptable on Federal Bonds." The Bidder shall deliver said bonds to the Construction Manager no later than the date of execution of the contract. Failure or neglecting to deliver said bonds, as specified, shall be retained as liquidated damages. Bonds shall be written for the sum equal to the contract price, including accepted alternate bids.
- 1.07 CONTRACTORS: There shall be only one contractor named for each classification listed.
- 1.08 BIDDER'S QUALIFICATION STATEMENT: Each prospective Bidder may be required to submit a Contractor's Qualification Statement, AIA Document to the Construction Manager after the bid opening. Submittal of an advertising brochure is not permitted. Such statement shall be notarized. A financial statement is not required with the qualification statement; however, the apparent three lowest bidders may be required to submit a notarized current statement within 72 hours after the bid opening.
- 1.09 MODIFICATION AND WITHDRAWAL: Bids may not be modified after submittal. Bidders may withdraw bids at any time before bid opening. No bid may be withdrawn or modified after the bid opening except where the award of the contract has been delayed for **60 days**.
- 1.10 FORM OF PROPOSAL:
- A. Before submitting the proposal, carefully examine all bid documents, visit the site, examine existing conditions and limitations, and include a sum to cover the costs of all items included in the bid documents. Failure or omission of the Bidder to receive or examine any form, instrument, addendum or other document, or to visit the site and acquaint themselves with existing conditions shall not relieve the Bidder from obligations with respect to his bid or to contract requirements. Submission of the Form of Proposal shall be taken as prima fascia evidence of compliance with this division.
 - B. Proposals shall be made only on the form provided in these specifications. Blank spaces on the form shall be fully filled out, numbers stated both in writing and figures, signatures signed in longhand, and form completed without interlineations, alteration or erasure. Oral, telegraphic or telephonic proposals or modifications shall not be accepted.
- 1.11 PROPOSAL PROCEDURE:
- A. Bidders shall submit the following documents in a large, manila envelope with a label including all of the information listed below:

- 1. Bid Date and Location:

Bid Dates: **2:00 PM CST, May 10, 2016**

Bid Location: **City of Broken Arrow**
 City Hall Council Chambers
 220 South 1st Street
 Broken Arrow, OK 74012

2. Label Information:

City of Broken Arrow
City Hall Interior Renovations
220 South 1st Street
Broken Arrow, OK 74012

Bid Package No. _____ Name _____

Company Name & Address of Submitting Company

3. Proposal Form, complete with every blank filled in
4. Non-Collusion Affidavit, notarized
5. Business Relationship Affidavit, notarized
6. Bid Security

- B. The Bidder, by his failure to include every listed Item 2 through 7 above within the sealed envelope and label information as required in Items 1 and 2, may forfeit his right to have his bid considered.
- C. Each Bidder shall propose an additive or deductive sum to the base bid sum for each alternate included in each Bid Package, except that should he desire not to bid an alternate he may insert the words "No Bid" in the space provided for price for such alternate. However, when a Bidder writes "No Bid" for one or more alternates, he thereby waives any claim to the contract award if that alternate becomes the basis for determining the low bid and/or the contract award. If an alternate price called for involves no change in price, Bidder shall so indicate by writing the words "No Change" in the space provided.
- D. Proposals shall not contain any recapitulation of the work to be done.
- E. Proposals shall be delivered to place designated in the Invitation to Bidders on or before the day and hour set for the opening of bids. The proposal shall be in an opaque, sealed envelope, bearing the Bid Package number(s) and the name of the Bidder. It is the sole responsibility of the Bidder to deliver the proposal before the scheduled closing time. Bids received after the scheduled closing time shall be returned unopened.
- F. Prices shall include the furnishing of materials, equipment, tools and all other facilities and performance of labor and services necessary for proper completion of the work. In the event of discrepancy between prices quoted in words and those quoted in figures, words shall govern.
- G. Addenda: Any addenda issued during the time of bidding are to be acknowledged in the proposal; in executing a contract, they will become a part thereof.
- H. CM Clarification: Any CM Clarifications issued during the time of bidding are to be acknowledged in the proposal; in executing a contract, they will become a part thereof.

1.12 EXECUTION OF CONTRACT:

- A. The City of Broken Arrow anticipates award of the contract for construction on the basis of the lowest, responsible bid, including any alternates accepted, which the Owner deems to be in its best interest.
- B. Upon the request of the Owner, a Bidder whose bid is under consideration for award of contract

shall submit promptly to the Owner satisfactory evidence indicating the Bidder's construction experience and organization available for performance of the contract.

- C. Each Bidder shall be prepared, upon execution of the contract agreement, to commence work following receipt of his written order of the Owner to proceed.
- D. Tax Exempt Status: Pursuant to qualifying the Bidder and his subcontractors for appointment as agents for purchasing materials and equipment to be incorporated into the project exempt from state sales tax, in accordance with Oklahoma Tax Commission Order dated May 21, 1992, the Owner will attach the list of subcontractors submitted with the proposal of the successful Bidder as Exhibit "A" to the Contract for Construction.

The Owner is tax exempt for all city, county and state sales tax for this project.

- 1.13 CONTRACT: The form of agreement, which the successful Bidder, as Contractor, shall be required to execute is the Magnum Construction, Inc. Standard Subcontract Agreement, which is attached as Document 00500; or the Magnum Construction, Inc. Standard Purchase Agreement, which is attached as Document 00501.
- 1.14 APPLICATION AND CERTIFICATE FOR PAYMENT: The successful Contractor/Supplier will be required to complete, notarize and submit their Invoices on a monthly basis using the Magnum Construction, Inc. Application for Payment form.

One original payment application shall be submitted to the Construction Manager for approval not later than the date set forth in the contract. Any application received after that date will be returned unpaid to the Contractor/Supplier for re-submission the following month.

Payment for retainage must be invoiced using these same forms upon project completion. Along with the retainage application of payment, the Receipt and Release Forms must accompany application for payment.

- 1.15 NON-KICKBACK STATEMENT (Affidavit for Payment of Claims): The successful Subcontractor/Supplier will be required to complete the Non-Kickback Statement and submit it, notarized, with each monthly application for payment. Failure to provide this executed and notarized document with the monthly payment application will cause the pay application to be returned unpaid for re-submission the following month. An example of this document is included.
- 1.16 COMPLETION TIME: It is agreed that work performed under this contract shall commence when the Notice to Proceed has been distributed by Magnum Construction, Inc. and that the work shall be substantially completed for beneficial occupancy within the time provided in accordance with the Project Schedule. Beginning date, construction rate of progress and time for completion are essential conditions of the contract. The Bidder agrees work shall be performed regularly, diligently and uninterrupted at such a rate of progress as to ensure a complete job within the time specified in accordance with the schedule for construction and issued as part of the bidding Documents. It is expressly agreed that the time for completion is a reasonable time, considering conditions prevailing in the region of the project. Abnormal weather, except for an act of God, shall not be a consideration. Prior to beginning work, but not later than 45 days after Notice to Proceed, subcontractors are to submit detailed sequencing schedules to the Construction Manager for incorporation into the project planning and master schedule. Schedules are to be broken down by floor and building zone in such detail that indicates sequencing of work, exterior and interior of the building, under slab, in-wall, overhead, rough-in, supports, mains, branches, valves, equipment, switches, controls, testing, flushing, balancing, training, start-up, and commissioning of each system being installed as applicable to the subcontractor's discipline of work.

- 1.17 WORK UNDER THIS CONTRACT: Includes all required permits, fees, material, labor, tools, expendable equipment, transportation services, daily cleanup, and all incidental items necessary to perform and complete all of the work required as indicated on the drawings and/or specified herein.
- 1.18 NON-USE OF TOBACCO PRODUCTS POLICY: By submission of Bidding Documents, bidder understands that the construction site is covered by Magnum Construction's Safety Policy & Procedures.
- 1.19 PRE-BID CONFERENCE: PRE-BID to be held April 26, 2016 @ 2:00 p.m. at The City of Broken Arrow City Hall at 220 South 1st Street. Broken Arrow, OK 74012

The purpose of the pre-bid conference will be to review the bid documents and procedures and to receive Bidders' questions. Response to questions, which are not addressed in the bid documents or require modification, will be included in an addendum.

- 1.20 COMPLIANCE WITH PUBLIC COMPETITIVE BID ACT:
- A. All Bidders and Sub-Bidders must comply fully with all the Laws of Oklahoma and ensure that the project adheres to all of the provisions of the Public Competitive Bidding Act of 1974 of the State of Oklahoma, as most recently amended.
 - A. The Non-Collusion and Business Relationships Affidavits required to be included with all proposals are included in the Contract Documents. These Affidavits must be executed and submitted with the bid.
- 1.21 PROOF OF INSURANCE:
Bidder must supply proof of insurance for General Liability and Workman's Compensation, City of Broken Arrow and Magnum Construction, Inc. must be listed as additional insured. Insurance requirements are in Magnum Construction's sample Subcontract Agreement (00500-5).
- 1.22 SAFTEY:
OSHA 29CFR 1926 and Magnum Construction's Safety Policy & Procedures will be the project safety requirement. If conflicting information is found, then the more stringent will rule. Copies of both are on file at the Construction Manager's office for review.

END OF DOCUMENT

**Proposal FORM for the
City of Broken Arrow – City Hall Interior Renovations**

Bid Package #_____ – _____

BID DUE DATE: **May 10, 2016 @ 2:00 P.M. (CST)**
City of Broken Arrow
City Hall Council Chambers
220 South 1st Street
Broken Arrow, OK 74012

PRE-BID: **April 26, 2016 @ 2:00 P.M. (CST)**
City of Broken Arrow
City Hall Council Chambers
220 South 1st Street
Broken Arrow, OK 74012

TO: **City of Broken Arrow**
City Hall Council Chambers
Attn: Michael Spurgeon
220 South 1st Street
Broken Arrow, OK 74012

Name of Firm: _____
Address: _____
City/State: _____
Date: _____
Contact Name: _____
Phone: _____
Fax: _____
Email: _____

The undersigned, hereinafter referred to as "Bidder", in accordance with the Notice to Bidders, Instructions to Bidders, Invitation to Bid, General and Supplementary Conditions and the Drawings and Specifications, hereby declares that the Bidder has visited the site of the proposed work and has familiarized himself with all of the conditions relevant to the construction of this Bid Package and related work for the **City Hall Interior Renovations**.

Bidder hereby proposes and agrees to furnish all necessary labor, materials, tools, equipment, supplies and services required or necessary to perform the work identified herein in strict accordance with the Contract Documents.

The Lump Sum Bid Price below **INCLUDES** all insurance premiums necessary to meet the insurance requirements and all applicable taxes required for this project.

All work required by the Contract Documents for **Bid Package #_____** will be accomplished for the **Lump Sum Bid Price** of:

_____ Dollars (\$_____).

(Indicate amount in both words and figures. In case of discrepancy, amount show in words will govern.)

Alternates

Bidders should note that each alternate shall be acknowledged by either a dollar value or N/A. Failure to do so will be considered an Incomplete bid package and result in possible Bidder Disqualification. Bidder is responsible to include a price for what is applicable to their scope in the lump sum bid price line provided below each alternate.

Alternate No. 1 – \$ _____

Alternate No. 2 – \$ _____

Alternate No. 3 – \$ _____

Bond

Please provide the following information regarding Performance & Payment Bond. Bonds may be required for all contracts that are \$50,000 and greater. The dollar amount of a Performance & Payment Bond would be: **(Do not include this amount in your Lump Sum Bid Price)**

_____ Dollars (\$_____).

(Indicate amount in both words and figures. In case of discrepancy, amount shown in words will govern.)

* Bidder shall note that bids must be made on this form. Other bid forms will not be accepted. Bidder must execute and submit all forms unaltered with no qualifications. Bidder is required to submit all items indicated under the Proposal Procedure Checklist as shown in the Instructions to Bidders.

**This Bidder agrees that if written notice of acceptance of this proposal is mailed or delivered to the undersigned within thirty (30) days [or forty-five (45) days if necessary] after the proposal due date, the undersigned shall, within ten (10) working calendar days, deliver to Magnum Construction, Inc., a properly executed project contract, a certificate of insurance, and the required Performance and Payment Bond. A Magnum Construction, Inc. master contract (if not currently on file with Magnum Construction, Inc.) must be properly executed and unaltered in conjunction with the Magnum Construction, Inc. project contract prior to the start of work.

Addenda

Receipt of the following Addenda are hereby acknowledged:

Addendum No. __, Dated _____ Addendum No. __, Dated _____

Addendum No. __, Dated _____ Addendum No. __, Dated _____

Respectfully Submitted,

Company

SEAL – (If bid is by a corporation)

Address

ATTEST

City, State, Zip

By: _____
Title: _____

By: _____
Title: _____

SECTION 00150

NON-COLLUSION AFFIDAVIT

(Name) _____, of lawful age,
being first duly sworn, on oath says: (s)he is the duly authorized agent of

(Firm) _____, the bidder
submitting the competitive bid which is attached to this statement, for the purpose of certifying the
facts pertaining to the existence of collusion among bidders and between bidders and City of Broken
Arrow officials or employees, as well as facts pertaining to the giving or offering of things of value to
city personnel in return for special consideration in the letting of any contract pursuant to the bid to
which this statement is attached: (S)he is fully aware of the facts and circumstances surrounding the
making of the bid to which this statement is attached and has been personally and directly involved in
the proceedings leading to the submission of such bid: and neither the bidder nor anyone subject to
the bidder's direction or control has been a party: (a) to any collusion among bidders in restraint of
freedom of competition by agreement to bid at a fixed price or to refrain from bidding: (b) to any
collusion with any city official or employee as to quantity, quality or price in the prospective contract,
or as to any other terms of such prospective contract, nor; (c) in any discussions between bidders
and any city official concerning exchange of money or other thing of value for special consideration in
the letting of a contract.

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

Notary Public _____

My commission expires _____

STATE OF _____ COUNTY OF _____

(SEAL)

SECTION 00160

BUSINESS RELATIONSHIP AFFIDAVIT

STATE OF OKLAHOMA)
) ss
COUNTY OF _____)

I, _____, of lawful age, being first duly sworn, on oath says, that (s)he is the agent authorized by the Bidder to submit the attached bid. Affiant further states that the nature of any partnership, joint venture or other business relationship presently in effect or which existed within one year prior to the date of this statement with the Architect, Engineer or other party to the project is as follows:

Affiant further states that the names of all persons having any such business relationships and the positions they hold with their respective companies or firms are as follows:

(If none of the business relationships hereinabove mentioned exist, affiant should so state.)

BIDDER

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

NOTARY PUBLIC

My Commission Expires:

(SEAL)

BID PACKAGE #1 – INTERIOR SELECTIVE DEMOLITION

BID PACKAGE 1 – Interior Selective Demolition

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Remove doors and frames.
 - b. Remove Storefront glazing.
 - c. Remove ceiling tile and grid.
 - d. Remove existing partitions
 - e. Remove floor coverings.
 - f. Remove millwork.
 - g. Subcontractor responsible for the removal of any waste generated by this scope of work.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 1

BID PACKAGE #2 – CARPENTRY

BID PACKAGE 2 – Carpentry

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all labor, materials and equipment necessary to install wood doors. Doors provided by others.
 - b. Furnish all labor, materials and equipment necessary to install all finish hardware including but not limited to hinges, wall bumpers, door silencers, locks, closers etc. Hardware provided by others.
 - c. Subcontractor is responsible to receive, unload, inventory, store, stage and distribute all materials provided under this scope of work.
 - d. Subcontractor is responsible for adjusting all hardware and doors to ensure proper operation.
 - e. Subcontractor is responsible to coordinate all final keying and the final keying schedule of all doors with the Construction Manager.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 2

BID PACKAGE #3 – ARCHITECTURAL WOODWORK

BID PACKAGE 3 – Architectural Woodwork

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all cabinets as indicated in the construction documents complete including all cabinet hardware and accessories.
 - b. Furnish and install all plastic laminate, solid surface, and granite countertops as required.
 - c. All woodwork and casework not specified to be covered with plastic laminate, solid surface, or granite will be sanded and ready to receive stain or paint by others.
 - d. Subcontractor is responsible for providing all shop drawings and samples required for constructability and design approval.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 3

BID PACKAGE #4 – STEEL DOORS AND FRAMES

BID PACKAGE 4 – Steel Doors and Frames (Material Only)

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all steel doors and frames as indicated on contract documents including frame anchors as indicated.
 - b. All doors and/or frames are to be individually marked and tagged for each opening.
 - c. All doors and frames are to be individually prepped as required to receive all hardware, per the contract documents, including any preparation for special hardware if required. Coordinate with the hardware supplier.
 - d. Supplier shall provide a minimum of 24 hours notice of actual delivery date.
 - e. Upon receipt, all doors will be inspected for defects or damage. Any doors appearing to be damaged or defective will be replaced at no cost to the owner.

End of Bid Package 4

BID PACKAGE #5 – WOOD DOORS

BID PACKAGE 5 – Wood Doors (Material Only)

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all wood doors as indicated on the contract documents.
 - b. All doors are to be individually marked and tagged for each opening.
 - c. All doors are to be individually prepped as required to receive all hardware, per the contract documents, including any preparation for special hardware if required. Coordinate with the hardware supplier.
 - d. Supplier shall provide a minimum of 24 hours notice of actual delivery date.
 - e. Upon receipt, all doors will be inspected for defects or damage. Any doors appearing to be damaged or defective will be replaced at no cost to the owner.

End of Bid Package 5

BID PACKAGE #6 – DOOR HARDWARE

BID PACKAGE 6 – Door Hardware (Material Only)

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all new door hardware for hollow metal and wood doors as indicated in the contract documents.
 - b. All hardware is to be individually marked and tagged for each opening.
 - c. Upon receipt, all hardware will be inspected for defects or damage. Any hardware appearing to be damaged or defective will be replaced at no cost to the owner.

End of Bid Package 6

BID PACKAGE #7 – STOREFRONTS AND GLAZING

BID PACKAGE 7 – Storefronts and Glazing

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all materials necessary to provide complete aluminum storefront systems per the contract documents.
 - b. Furnish and install all glazing in aluminum storefront systems.
 - c. Furnish and install all glazing in hollow metal frames.
 - d. Furnish and install all glazing in wood doors.
 - e. Furnish and install all window film.
 - f. Install all door hardware associated with aluminum doors including but not limited to hinges, closers, exit hardware etc.
 - g. All material is to be individually marked and tagged as necessary.
 - h. Upon receipt, all material will be inspected for defects or damage. Any material appearing to be damaged or defective will be replaced at no cost to the owner.
 - i. Subcontractor is responsible for providing all shop drawings and samples required for approval of system.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 7

BID PACKAGE #8 – DRYWALL AND CEILINGS

BID PACKAGE 8 – Drywall and Ceilings

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all materials necessary to provide new partition walls as indicated on the contract documents.
 - b. Finish all drywall to be ready for paint per contract documents.
 - c. Furnish and install insulation as indicated on the contract documents.
 - d. Furnish and install suspended acoustical ceilings as indicated on the contract documents.
 - e. Install gypsum board ceilings as indicated on the contract documents.
 - f. Subcontractor is responsible for miscellaneous patches to existing drywall and ceiling where affected by demolition.
 - g. Install all hollow metal frames provided by others.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 8

BID PACKAGE #9 – FLOORING

BID PACKAGE 9 – Flooring

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install new carpet and base as indicated by the contract documents.
 - b. Furnish and install new ceramic tile and base as indicated by the contract documents.
 - c. Furnish and install new vinyl tile and base as indicated by the contract documents.
 - d. Furnish and install all transition pieces necessary for this scope of work.
 - e. Provide miscellaneous repairs to flooring where necessary.
 - f. Provide floor and wall prep to allow floor covering systems to be within approved manufacturer's tolerances.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 9

BID PACKAGE #10 – PAINTING

BID PACKAGE 10 – Painting

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all painting of interior surfaces not factory finished and as scheduled in the contract documents including but not limited to gypsum and masonry walls and hollow metal frames and wood doors.
 - b. Furnish and install all sealants and caulking of new interior joints as indicated in the contract documents.
 - c. Subcontractor will be responsible for inspecting and accepting all surfaces required to receive field applied finishes before beginning work. The start of installation will signify acceptance of substrates.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 10

BID PACKAGE #11 – SIGNAGE

BID PACKAGE 11 – Signage

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install new aluminum letters for interior signage as indicated by contract documents.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 11

BID PACKAGE #12 – PLUMBING

BID PACKAGE 12 – Plumbing

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Relocate existing hot water heater to new location as indicated by the contract documents.
 - b. Remove and reinstall toilet fixtures as needed for new floor coverings.
 - c. Furnish all permits, testing, inspection and certifications as required by all authorities having jurisdiction and the contract documents.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 12

BID PACKAGE #13 – HVAC

BID PACKAGE 13 – HVAC

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Perform all work required to install a complete and fully operational HVAC system in accordance with the contract documents.
 - b. Relocate any and all ductwork and accessories necessary to service all affected areas.
 - c. Provide new materials as required.
 - d. Subcontractor is responsible for connection to existing HVAC system in place by others.
 - e. Furnish all permits, testing, inspections and certifications as required by all authorities having jurisdiction and the contract documents.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 13

BID PACKAGE #14 – ELECTRICAL

BID PACKAGE 14 – Electrical

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Perform all work required to install a complete and fully operational electrical system in accordance with the contract documents including all items and appurtenances necessary, reasonably incidental or customarily included.
 - b. Abandon old conduits and wiring as necessary and indicated by contract documents.
 - c. Install new conduits and wiring as indicated by contract documents.
 - d. Install new fixtures as indicated by the construction documents.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 14

BONDS AND INSURANCE:

PART 1 GENERAL

1.1 DOCUMENT INCLUDES

- A. Bonds: Prior to the execution of a Contract for Construction, the following Bonds shall be provided by the Contractor to the Awarding Public Agency, in accordance with Oklahoma State Statutes, Title 61, Section 113(B).
1. Statutory Payment Bond.
 2. Statutory Performance Bond
 3. Statutory Defect Bond.

Copies of Bond forms follow.

- B. Claim or Invoice Affidavit: All statements or invoices submitted by the Contractor to the Awarding Public Agency (Owner) for work performed shall contain a sworn certification by the supervising Architect or Engineer, or other supervisory official if no supervisory Architect or Engineer is employed for the project, that work for which payment is claimed has been performed and that such work conforms to the plans and specifications for the project. No such statement or invoice shall be paid by the awarding public agency without such certification.

Affidavit must be submitted with each monthly application for payment. Failure to provide fully executed Affidavit with the monthly payment application will cause the pay application to be returned unpaid for resubmission the following month.

Copy of Affidavit form follows.

- C. Affidavit for Final Payment: Final statement or invoice submitted by the Contractor to the Awarding Public Agency (Owner) for work performed shall contain a sworn certification that the construction of said Project has been completed in accordance with the Contract.

Affidavit must be submitted with the final application for payment.

Copy of Final Affidavit form follows.

STATUTORY PAYMENT BOND

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal, hereinafter referred to as Contractor, and _____ a corporation organized under the laws of the State of _____ and authorized to transact business in the State of Oklahoma, as Surety, are held and firmly bound unto the Awarding Public Agency of the State of Oklahoma (Owner) in the penal sum of:

_____ Dollars \$ _____ in lawful money of the United States of America, said sum being equal to One Hundred percent (100%) of the Contract price, for the payment of which, well and truly to be made, we bind ourselves and each of us, our heirs, executors, administrators, trustees, successors, and assigns, jointly and severally, firmly by these presents:

The condition of this obligation is such that:

WHEREAS, Contractor entered into a written Contract with the Awarding Public Agency of the state of Oklahoma (Owner), Dated _____, 20____, for the construction or repair of a public building or structure, or improvement to real property, further described as:

(Name of Project)

all in compliance with the Drawings and Specifications therefore, made a part of said Contract and on file in the office of the Awarding Public Agency of the State of Oklahoma (Owner).

NOW, THEREFORE, if said Contractor shall fail or neglect to pay all indebtedness incurred by said Contractor or subcontractors of said Contractor who perform work in the performance of said Contract, for labor and materials and repairs to and parts for equipment used and consumed in the performance of said Contract after the same becomes due and payable, the person, firm, or corporation entitled thereto may sue and recover on this bond, the amount so due and unpaid.

It is further expressly agreed and understood by the parties hereto that no changes or alterations in said Contract and no deviations from the plan or mode of procedure herein fixed shall have the effect of releasing the sureties, or any of them, from the obligations of this Bond.

IN WITNESS WHEREOF, the said Contractor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its duly authorized officers, and the said Surety has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its attorney-in-fact, duly authorized so to do, the day and year set forth below.

DATED this _____ day of _____, 20_____.

CONTRACTOR: _____

BY: _____

ATTEST: _____

SURETY:

Attorney-In-Fact

BY: _____

Name

Address: _____

City: _____ State: _____

Telephone: _____

STATUTORY PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal,
hereinafter referred to as Contractor, and _____ a corporation
organized under the laws of the State of _____ and authorized to transact business in the State of
Oklahoma, as Surety, are held and firmly bound unto the Awarding Public Agency of the State of Oklahoma (Owner) in the
penal sum of:

_____ Dollars \$ _____
in lawful money of the United States of America, said sum being equal to One Hundred percent (100%) of the Contract price,
for the payment of which, well and truly to be made, we bind ourselves and each of us, our heirs, executors, administrators,
trustees, successors, and assigns, jointly and severally, firmly by these presents:

The condition of this obligation is such that:

WHEREAS, Contractor entered into a written Contract with the Awarding Public Agency of the state of Oklahoma (Owner),
Dated _____, 20____, for the construction or repair of a public building or structure, or improvement to real
property, further described as:

(Name of Project)

all in compliance with the Drawings and Specifications therefore, made a part of said Contract and on file in the office of the
Awarding Public Agency of the State of Oklahoma (Owner).

NOW, THEREFORE, if said Contractor shall, in all particulars, well, truly and faithfully perform and abide by said Contract and
each and every covenant condition, and part thereof and shall fulfill all obligations resting upon said Contractor by the terms of
said Contract and said Specifications; and if said Contractor shall protect and save harmless said Awarding Public Agency
(Owner) from any pecuniary loss resulting from the breach of any of the items, covenants and conditions of said contract
resting upon said Contractor, then this obligation shall be null and void, otherwise to be and remain in full force and effect.

It is further expressly agreed and understood by the parties hereto that no changes or alterations in said Contract and no
deviations from the plan or mode of procedure herein fixed shall have the effect of releasing the sureties, or any of them, from
the obligations of this Bond.

IN WITNESS WHEREOF, the said Contractor has caused these presents to be executed in its name and its corporate seal to
be hereunto affixed by its duly authorized officers, and the said Surety has caused these presents to be executed in its name
and its corporate seal to be hereunto affixed by its attorney-in-fact, duly authorized so to do, the day and year set forth below.

DATED this _____ day of _____, 20_____.

CONTRACTOR: _____

BY: _____

ATTEST: _____

SURETY: _____

Attorney-In-Fact

BY: _____

Name

Address: _____

City: _____ State: _____

Telephone: _____

Bonds and Insurance
City of Broken Arrow
City Hall Interior Renovations

00600-3

STATUTORY DEFECT BOND

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal, hereinafter referred to as Contractor, and _____ a corporation organized under the laws of the State of _____ and authorized to transact business in the State of Oklahoma, as Surety, are held and firmly bound unto the Awarding Public Agency of the State of Oklahoma (Owner) in the penal sum of:

_____ Dollars \$ _____ in lawful money of the United States of America, said sum being equal to One Hundred percent (100%) of the Contract price, for the payment of which, well and truly to be made, we bind ourselves and each of us, our heirs, executors, administrators, trustees, successors, and assigns, jointly and severally, firmly by these presents:

The condition of this obligation is such that:

WHEREAS, Contractor entered into a written Contract with the Awarding Public Agency of the state of Oklahoma (Owner), Dated _____, 20____, for the construction or repair of a public building or structure, or improvement to real property, further described as:

(Name of Project)

all in compliance with the Drawings and Specifications therefore, made a part of said Contract and on file in the office of the Awarding Public Agency of the State of Oklahoma (Owner).

NOW, THEREFORE, if said Contractor shall pay or cause to be paid to the Awarding Public Agency (Owner) all damage, loss, and expense which result by reason of defective materials and/or workmanship in connection with said work, occurring within a period of one (1) year from and after the acceptance of said project by the Awarding Agency (Owner); then this obligation shall be null and void, otherwise to be and remain in full force and effect.

It is expressly agreed and understood by the parties hereto that no changes or alterations in said Contract and no deviations from the plan or mode of procedure herein fixed shall have the effect of releasing the sureties, or any of them, from the obligations of this Bond.

IN WITNESS WHEREOF, the said Contractor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its duly authorized officers, and the said Surety has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its attorney-in-fact, duly authorized so to do, the day and year set forth below.

DATED this _____ day of _____, 20_____.

CONTRACTOR: _____

BY: _____

ATTEST: _____

SURETY:

Attorney-In-Fact

BY: _____

Name

Address: _____

City: _____ State: _____

Telephone: _____

STATE OF OKLAHOMA)
COUNTY OF _____) ss

CONTRACTOR or SUPPLIER

BY _____

(printed name and title)

Subscribed and sworn to before me this _____ day of _____, 20_____.

Notary Public (or Clerk or Judge)

My Commission Expires:_____

ACCORDING TO OKLAHOMA STATE LAW, ALL INVOICES OF \$2,000 OR MORE FROM AN ARCHITECT, CONTRACTOR, ENGINEER OR SUPPLIER OF MATERIAL MUST HAVE THE ABOVE AFFIDAVIT SIGNED, NOTARIZED AND RETURNED BEFORE PAYMENT CAN BE PROCESSED.

[illegible]

- A. Building materials or products incorporated or installed in the construction of will be free of asbestos or asbestos products of any kind.
- B. Certification of Compliance with Asbestos Restrictions will be included in any sub-contract connected with the performance of work for this project.

(printed name and title)

My Commission Expires: _____

CERTIFICATION OF ASBESTOS FREE CONSTRUCTION

PROJECT: City of Broken Arrow
City Hall Interior Renovations

_____ (Contractor) hereby certifies that no asbestos-containing material has been furnished or installed at the above referenced construction project.

DATED this _____ day of _____, 20____.

CONTRACTOR OR SUPPLIER

BY

ATTEST: _____

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

Notary Public (or Clerk or Judge)

My Commission Expires: _____

ADDENDUM NO. 1



Addendum Number: One (1)

Date: May 6th, 2016

Project: City of Broken Arrow
City Hall Interior Renovations

Magnum
Project Number: 1607

Construction Manager: Magnum Construction, Inc.
2501 N Hemlock Ct
Broken Arrow, OK 74012

Architect: GH2 Architects
320 South Boston Ave #100
Tulsa, OK 74103

Please note bid date has changed. Sealed bids will be received no later than Thursday May 12th at 2:00pm at the City of Broken Arrow City Council Chambers. Please see the revised bid forms and bid packages included in this addendum.

To: Prospective Bidders

This Addendum forms a part of the Contract Documents and modifies the original Bidding Documents. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject Bidder to disqualification.

GH2 ARCHITECTS

Design. Service. Solutions.

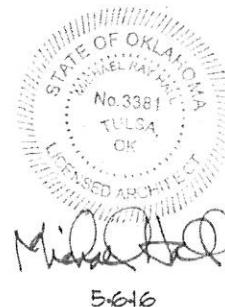
Addendum #1

To: Bidding Documents
Plan-Holders of Record
Project File

Date: 6 May 2016
Addendum Number: One
Architect's Project #: 20150090
Project Name: City of Broken Arrow
City Hall Interior
Renovations

From: **GH2 ARCHITECTS, LLC**
320 South Boston, Suite 100
Tulsa, Oklahoma 74103
Tel 918.587.6158
Fax 918.587.0357

Professional Seal:



NOTICE.....

This Addendum supplements and amends the original Bidding Documents, shall be taken into account in preparing proposals, and shall become a part of the Construction Documents. The bidder shall indicate receipt of this addendum and all previously issued addenda on the Bid/Proposal Form.

PRIOR ADDENDA

NONE

Changes / Clarifications To Drawings:

Find revised construction documents attached.

Note: All revision have been clouded and tagged.

1. **Question:** The demo plan has a note 12 about removing the wallpaper in the hallway. The finish plan does not show this to paint. Can you please clarify this in the addendum?
Answer: Secure Corridor (120) – Change North and South Wall to PT-1
Public Corridor (103) – Currently shows PT-1
2. **Question:** Existing walls to remain at room 105 and 102 have existing wallpaper. Is this to remain or be removed? Can you please clarify in the addendum?
Answer: Room 102 – Add Demo note to remove wall paper, -Update finish schedule PT-1. Existing wall Room 105 – Currently shows paint, PT-1, on finish schedule.

3. **Question:** Finish schedule ID101 shows ACT-1 & 2 as TBD. Are the ceiling tiles to be the same as existing? If so will they be square edged or tegular edged?

Answer:

ACT-1 ACOUSTICAL CEILING TILE
MANUF: ARMSTRONG
STYLE: FINE FISSURE;
SQUARE LAY-IN
COLOR: WHITE
SIZE: 24X24"
GRID: PRELUDE 15/16", WHITE

4. **Question:** The wall types page A601 shows most of the walls to frame to the structure with bracing as well and gypsum board through the ceiling only. Is this required or can the walls be framed through the ceiling only?

Answer: Any wall containing built in cabinetry hanging on it will be required to brace up to structure. Walls not supporting extra weight hanging on them will be acceptable to go 1' above the ceiling and brace to other walls at corners.

5. **Question:** Doors 119 & 152A that are called out to be 1 hour rated will cost appox \$10k each. He said he recommends going with a hollow metal frame for these doors. Is this something we want to change in the addendum or proceed with the storefront?

Answer: prices the doors as shown on construction documents. Provide alternate pricing for these doors to be hollow metal.

6. **Question:** Provide models of missing light fixtures.

Answer: See revised Reflected Ceiling Plans and Electrical Plans.

7. **Question:** Are all rooms to receive new dimmers.

Answer: All LED recessed cans and all pendants are to have dimming switches and drives. Florescent fixtures will not have dimming switches or ballasts.

8. **Question:** Please confirm owner to run cable for voice/data.

Answer: Owner with self-perform cable for voice/data installation. Contractor is responsible to install boxes and conduit with pull strings. Coordinate on site with owner IT Department. Owner's IT Department to approve installation on site before both side of the wall are covered up.

9. **Question:** Need the type of track lighting, length, # of track heads, type of track head, type of lamp.

Answer: No track lighting is to be installed in this project.

10. **Question:** Are the fluorescent fixtures to be 0-10v dimmable? If so, the indirect fluorescent fixture listed does not have a 0-10v dimmable ballast option.
Answer: Fluorescent fixtures will not have dimmable ballast or switches installed.
11. **Question:** Need type or catalog # for pendant lights.
Answer: Find the attached cut sheets for pendant fixtures.
12. **Question:** None of the two fixtures with emergency battery backup were used on the drawings. Are these fixtures not going to be used?
Answer: These fixtures are being used. See revised Reflected Ceiling Plans.
13. **Question:** Note #2 states that all 3way and 4way switches are to be dimming switches. Are these to be 0-10v dimming?
Answer: Yes, these switches are to be 0-10v dimming.
14. **Question:** Sheet A701 Detail G shows PT-3 above the display case. Looking at details F & D it looks like the top of the display case is millwork and not drywall. Should this be a laminate color instead of paint?
Answer: Correct, this is a laminate color.
15. **Question:** What is the extent of 3m film on storefront glazing?
Answer: 3m film is only to be installed on glazing as designated on detail A/A602. All other glazing is to be clear glass.
16. **Question:** Sheet A701 J&H. Is the wall behind the desk furred out with drywall or is this a millwork paneled wall?
Answer: The wall is furred out drywall. See revised Partition Types.

Substitutions:

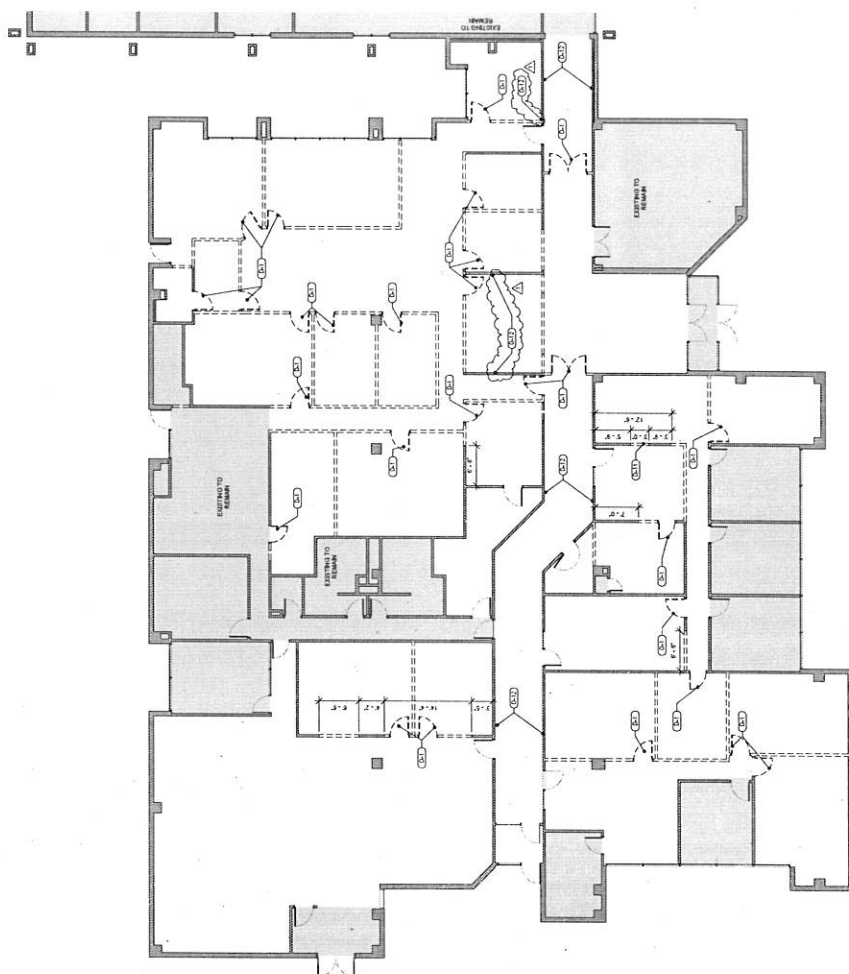
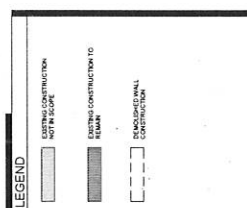
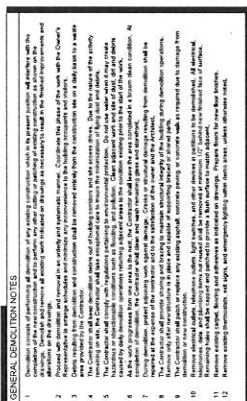
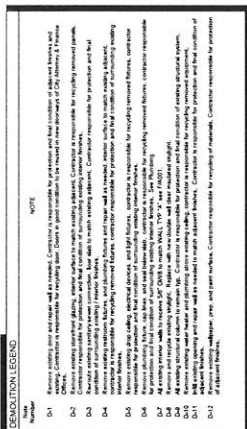
17. **Request:** S General note #32 on sheet E-101 states to use healthcare rated MC. Can standard 12/2 MC w/ ground be substituted for the healthcare rated MC cable? Attached is a cutsheet of the MC cable proposed.
Response: Yes, this cable is acceptable.
18. **Request:** General note #32 on sheet E-101 states to use flexible metallic tubing to connect to light fixtures. Can MC cable be used to make final connections to light fixtures?
Response: Yes, this is acceptable.
19. **Request:** Alternate Lighting Substitution Package
Response: Bidders are to provide price for lighting as listed on the construction documents. Bidders can provide alternate lighting packages as deductive alternate.

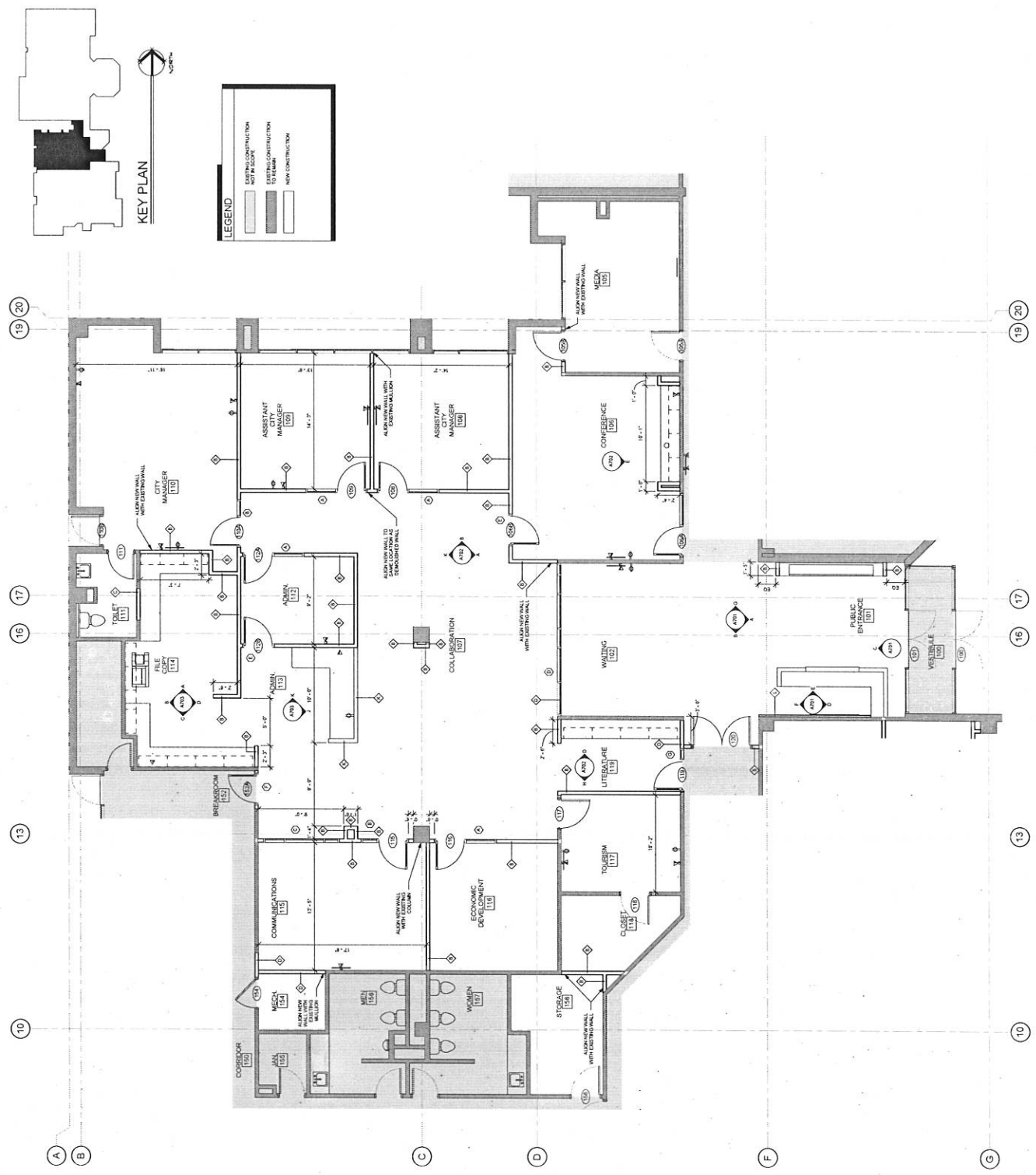
LIST OF ATTACHMENTS

A050	Demolition Plan	5-6-16 - Addendum 1
A401	Enlarged floor Plan	5-6-16 - Addendum 1
A601	Door & Partition Schedules and Details	5-6-16 - Addendum 1
ID101	finish Schedule and Notes	5-6-16 - Addendum 1
E101	ELECTRICAL COVER SHEET	5-6-16 - Addendum 1
E121	LIGHTING PLAN	5-6-16 - Addendum 1

Lighting Cut Sheets

END OF ADDENDUM





GH2
ARCHITECTS

City of Broken Arrow City Hall Interior Renovations
2220 South 1st Street
Broken Arrow, Oklahoma 74012
Door & Partition Schedules and Details

GH2 ARCHITECTS

320 S Boston Ave., Suite 100
Tulsa, Oklahoma 74103
918.587.6158
atl2.com


 MICHIGAN
 LIBRARY
 100 N. ZEEB RD.
 ANN ARBOR, MI 48106-1500
 734-763-1000

PROJECT #: 20150090
ISSUE DATES:
11/14/16 CONSTRUCTION DOCUMENTS
12/16 ADDENDUM 1

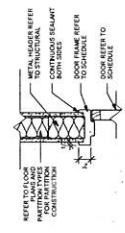
SHEET NUMBER:
A601

HARDWARE NOTES

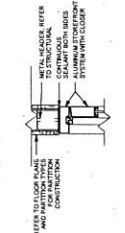
1. ALL HARDWARE TO COMPLY WITH AMERICAN WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES FOR BUILDINGS AND FACILITIES, AND STATE OF CALIFORNIA ACCESSIBILITY CODE
2. PROVIDE 1 YEAR WARRANTY, 10 YEARS ON CLOSERS
3. PROVIDE 1/2" HOLLOW, PROVIDE 2 CHANGE KEYS FOR EACH LOCK AND MASTER KEYS
4. PREPARE WOOD DOORS AND HOLLOW METAL FRAMES TO ACCOMMODATE SCHEDULED HARDWARE
5. PROVIDE THE FOLLOWING HARDWARE AS SCHEDULED:
CLOSERS: BMA 156 1/2 GRADE 1, 1200 FINISH
LOCKSETS: BMA 156 1/2 GRADE 1, 1200 FINISH
CLOSERS: BMA 156 1/2 GRADE 1, 1200 FINISH
CLOSERS: BMA 156 1/2 GRADE 1, 1200 FINISH

Hardware	Set Number	Location
17 1/2" Fingers	0	Classroom Set
Conceal Lined	0	Main Entry Set
Door Blecker	0	10-11
Automatic Door Bottom	0	10-11
Push Pad	0	Parade Set
Enc. Straps	0	10-11
Key Pad Card Reader	0	10-11
Door Stop - Wall	0	10-11
Door Stop - Classroom	0	10-11
Wire Plate - Inside	0	10-11
Door Stop - Entrance	0	10-11

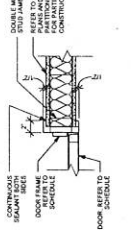
INTERIOR HEAD DETAIL



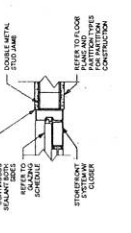
K



G



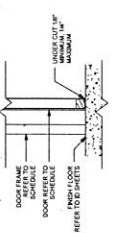
JAMB DETAIL



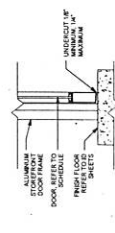
11'7" x 10"

INTERIOR THRESHOLD DETAIL

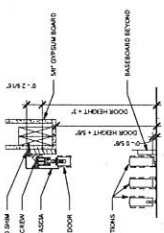
BOTTOM OF DECK



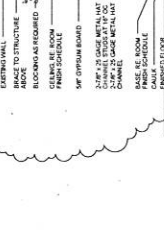
THRESHOLD DETAIL



B



TYPE 2.

[illegible]

A

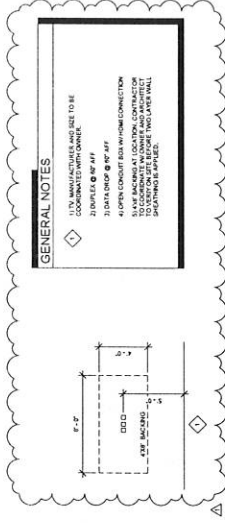
PARTITION TYPES

3/4 • 1992

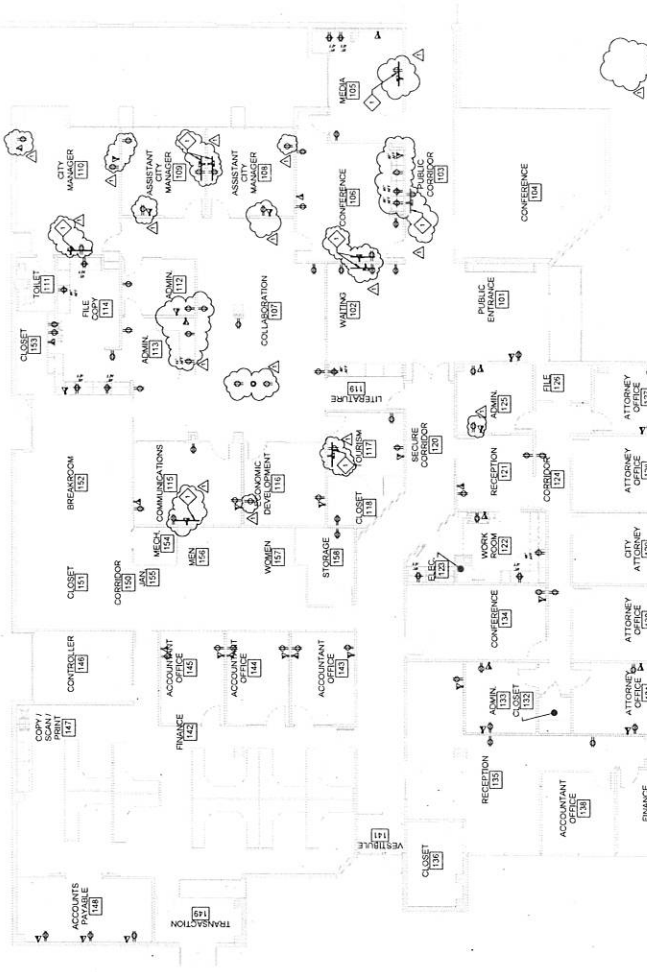
FRAMING LIMITING HEIGHTS				
Stud Cove	Stud Spacing (in. O.C.)	Design Limit (psf)	Allowable Deflection	
2x12	24	5	L/720	10'-3"
2x12	16	5	L/720	12'-10"
3x8	24	5	L/720	13'-5"
3x8	16	5	L/720	16'-5"
6	24	6	L/720	16'-0"
6	14	6	L/720	21'-6"

[illegible]

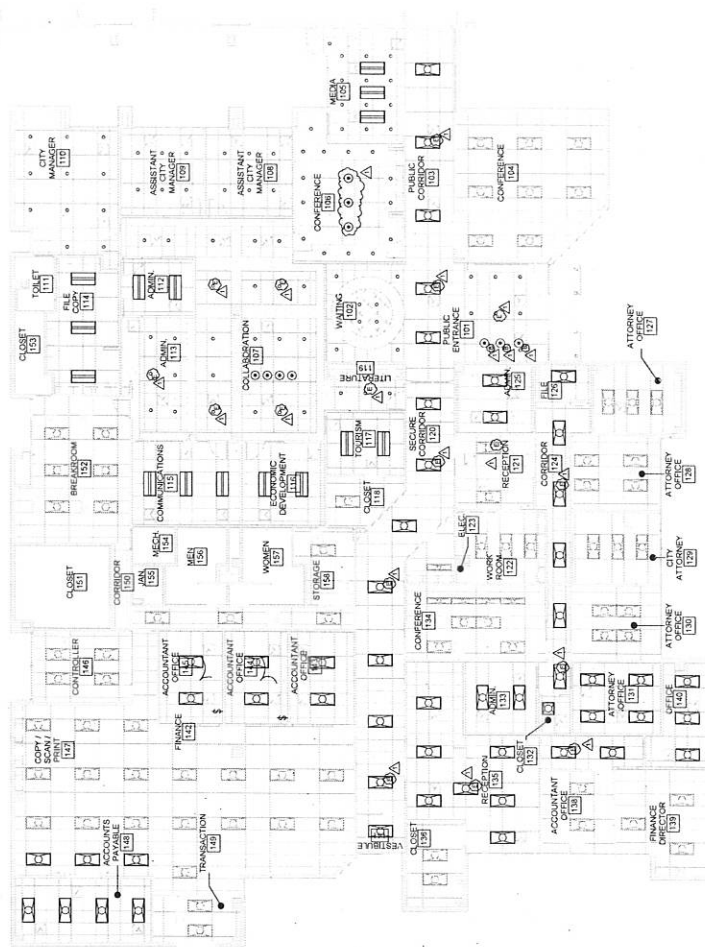
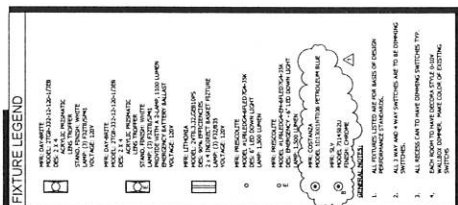
The floor plan of the second floor of the Federal Reserve Bank of New York is a complex layout with numerous rooms and corridors. The plan is oriented with North at the top, indicated by a compass rose. The rooms are labeled with their names and numbers, and the plan includes a detailed legend for room types and colors. The rooms are arranged in a grid-like fashion, with a central area containing a large circular feature. The plan also shows a large conference room, a reception area, and several accounting offices. The rooms are numbered as follows: 108, 109, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882,



- ELECTRICAL SPECIFICATIONS & NOTES**
1. MATERIALS FURNISHED SHALL BE NEW. MATERIALS SHALL BE MANUFACTURED TO STANDARD AND LISTED/UL APPROVED. MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE (NEC) AND THE CITY OF BROKEN ARROW SPECIFICATIONS.
 2. ALL ELECTRICAL WORK SHALL BE INSTALLED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE (NEC) AND THE CITY OF BROKEN ARROW SPECIFICATIONS.
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A POWER & DATA PLAN



COSTANZA

design Paolo Rizzatto, 1986

COLLABORATION + CONFERENCE PENDANT

COLOR: PETROLEUM BLUE

**LUCE
PLAN**

Type: Suspension

Lamps: D13 s. 20/23W FB E27
105/140W HSGSA E27 energy saver
max 205W HSGST E27 energy saver
LED 20W 2700K 1.521 lm E27




D13 sa.s. 20/23W FB E27
105/140W HSGSA E27 energy saver
max 205W HSGST E27 energy saver

Product use: Indoor

Materials: Aluminium body, interchangeable polycarbonate silkscreened shade, steel counterweight (only for up and down version D13 sa.s.)

Colors: Structure in alu
Shade in white, comfort green, edgy pink, mistic white, soft skin, shaded stone, primary red, liquorice black, petroleum blue, smart yellow, concrete grey

Description: Elegant and light, this lamp emits a pleasant warm light through a silk/screened polycarbonate shade. The lamp's height may be adjusted by means of a characteristic stainless steel counterweight.

Insulation class:   

Awards: Concours de la Creation Artistique SIL/Paris, Lampe d'Argent, 1988

Reference code: Structure
D13 s. 1D13NS000020 alu
D13 sa.s. 1D13NSA20020 alu

Shade
D13/1/4 1D13001NT002 white

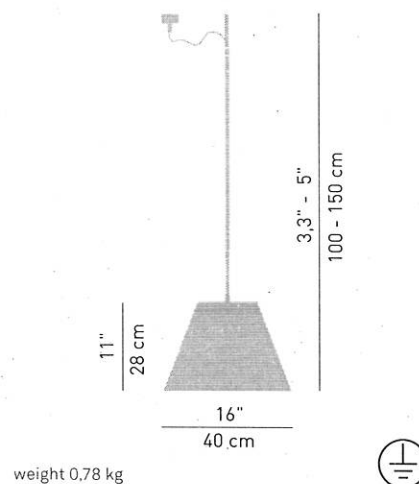
Mezzo Tono collection
D13/1/2 1D13001NT037 comfort green
1D13001NT024 edgy pink
1D13001NT034 mistic white
1D13001NT038 soft skin
1D13001NT039 shaded stone
1D13001NT089 multicolor Mezzo Tono

Radeuse collection
D13/1/2 1D13001NT008 primay red
1D13001NT001 liquorice black
1D13001NT036 petroleum blue
1D13001NT006 smart yellow
1D13001NT005 concrete grey
1D13001NT088 multicolor Radeuse

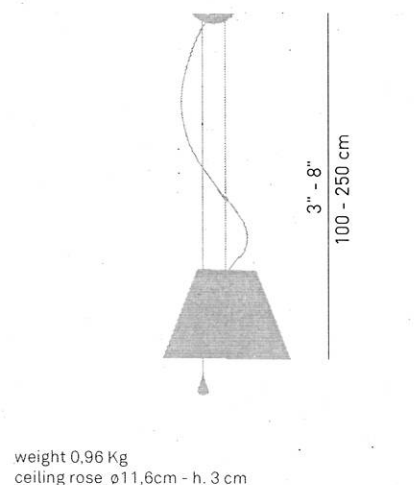
Accessory
D13/25 9D1325476800 white off/center ceiling
rose



D13 s.



D13 sa.s.



COSTANZA

design Paolo Rizzatto, 1986

**LUCE
PLAN**

NEW COLOUR COLLECTIONS

MEZZO TONO

SOFT SKIN
CIPRIA
PUDER
ROSE PÂLE
ROSA PÁLIDO



COMFORT GREEN
VERDE ALCHIMIA
SEEGRÜN
VERT D'EAU
VERDE AGUA



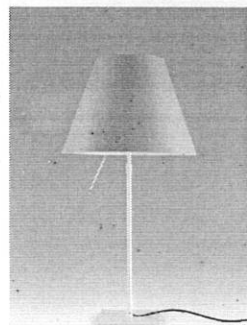
MISTIC WHITE
BIANCO NEBBIA
NEBELWEISS
BLANC MYSTIQUE
BLANCO MISTICO



EDGY PINK
ROSA MISTICO
MYSTISCHES ROSA
PÊCHE
MELOCOTÓN



SHADED STONE
NOCCIOLA
NOUGAT
NOISETTE
CANELA



RADIEUSE

LIQUORICE BLACK
NERO LIQUIRIZIA
LAKRITZSCHWARZ
NOIR RÉGLISSE
NEGRO HOLLÍN



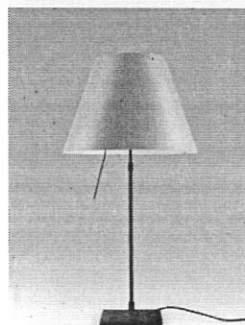
SMART YELLOW
GIALLO VIVO
KANARIENGELB
JAUNE VIF
AMARILLO FUERTE



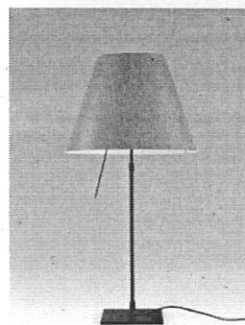
PETROLEUM BLUE
BLU PETROLIO
PETROLBLAU
BLEU MARINE
AZUL PETROLEO



CONCRETE GREY
GRIGIO CEMENTO
BETONGRAU
GRIS BÉTON
GRIS ASFALTO



PRIMARY RED
ROSSO PRIMARIO
JOHANNISBEERROT
ROUGE PRIMAIRE
ROJO PRIMARIO



RECEPTION PENDANT

DIABO PD-1

NEW



Socket/Bulb:
GU10 (excl.)
35W max.

Material:
Aluminum

Dimensions:
Ø/H: 2.8/5.9 in.
Canopy-Ø/H: 4.5/.38 in.



120VAC



Accessory/Included parts:
Canopy (incl.)

Versions:	Art. No.:
white	7114581U
chrome	7114582U

Optional lamp/bulb:
LED, PAR16, GU10, 6W, 25°,
300lm,
3000K, 83 CRI,
dimmable
793442U



Optional lamp/bulb:
Halogen, GU10, 35W,
2700K, 250cd
575351U



SLV Lighting North America, Inc.

5731 Benjamin Center Drive • Tampa, FL 33634
Main Line: (813) 349-1900 • Fax Line: (813) 349-1907 • www.slvlighting.com

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00131 – Bid Form

00150 – Non-Collusion Affidavit

00160 – Business Relationship Affidavit

00190 – Bid Packages

00500 – Subcontract Agreement Sample

00501 – Vendor Purchase Agreement Sample

00600 – Bonds & Insurance

00601 – Affidavit of Payment of Debts & Claims and Release of Liens

00602 – Non-Kick back Statement (Affidavit for Payment of Claim)

00603 – Certification of Compliance with Asbestos Restrictions

00604 – Certification of Asbestos-Free Construction

INVITATION TO BID

PROJECT: City of Broken Arrow
City Hall Interior Renovations
220 South 1st Street
Broken Arrow, Oklahoma 74012

All bids must be on a lump sum basis.

Non-mandatory Pre-Bid: April 26, 2016, 2:00 P.M.

Place: City of Broken Arrow City Hall
220 South 1st Street
Broken Arrow, OK 74012

Bids will be received: May 10, 2016, 2:00 P.M.

Place: City of Broken Arrow
City Hall Council Chambers
Attn: Michael Spurgeon
220 South 1st Street
Broken Arrow, OK 74012

All provisions of the OK Competitive Bidding Act will be followed, including a 5% bid security accompanying the bid if the bid exceeds \$50,000.00. The Owner reserves the right to waive irregularities and to reject the bids.

No bidder may withdraw his bid for a period of thirty (30) days after opening date. Bidders may obtain bid documents at Gill Reprographics, Inc., 5115 South 122nd East Avenue, Suite 202-B, Tulsa, OK 74146 for a non-refundable purchase; partial sets are available.

Bidding documents will also be on file at the following locations during the bidding period and on ISqFt:

City of Broken Arrow (918) 259-2400
Southwest Construction News (918) 493-5066
Magnum Construction, Inc. (918) 251-8667

The City of Broken Arrow is an equal opportunity institution and does not discriminate on the basis of race, color, national origin, sex, disability, or age.

Magnum Construction, Inc.
2501 N Hemlock Ct
Broken Arrow, OK 74012
(918) 251-8667

Invitation to Bid
City of Broken Arrow
City Hall Interior Renovations

00010-1

Instructions to Bidders

To be considered, bids must be made in accordance with these Instructions to Bidders.

- 1.01 CONDITIONS RELATING TO CONSTRUCTION: Bidders shall carefully examine the bid documents and the construction site to obtain first-hand knowledge of existing conditions. Bidder must confirm all utility locations, sizes, pressure, etc., and satisfy himself as to existing conditions under which he will be obliged to operate. Contractor must employ such methods and means in carrying out the work as will not cause interruption or interference with any other Contractor of the Owner. Bidders shall not be given extra payments for conditions that can be determined by examining the site and bid documents.

The scope of work for this bid is Bid Package # _____ - _____

- 1.02 INTERPRETATION OR CORRECTION OF BIDDING DOCUMENTS: Should a Bidder find discrepancies in, or omissions from, the bid documents, or be in doubt as to their meaning, he must notify the Construction Manager **in writing five (5) working days** prior to the bid opening. Replies shall be issued to all bidders or record by Addendum or CM Clarification to the bid documents and shall become part of the contract. The Owner shall not be responsible for oral clarification. All addenda or CM Clarification items issued during the time of bidding shall be covered in the bid and acknowledged on the proposal.

The Contract and Bidding Documents will be available at Gill Reprographics and on www.isqft.com. Copies of the contract and bidding documents may also be reviewed at Southwest Construction News, the Project site, and at the Construction Manager's Office located at 2501 N Hemlock Court in Broken Arrow.

1.03 SUBSTITUTIONS:

- A. The materials, products, and equipment described in the Documents establish a standard of required function, dimension, appearance, and quality to be met by any proposed substitution. To obtain approval to use unspecified products, the Bidder shall submit a written request **at least five (5) working days** before the bid date. Requests shall clearly describe the product for which approval is asked including all data necessary to demonstrate acceptability.
- B. Basic data and characteristics of the specified items, as well as the proposed item, shall be submitted. It is the sole responsibility of the Bidder to submit complete descriptive and technical information so the Owner may make a proper appraisal. The burden of proof of the merit of the proposed substitute is upon the proposer. The Architect's decision of approval or disapproval of a proposed substitution shall be final. If the product is acceptable, the Architect shall approve it in an addendum issued to all prime bidders of record. Bidders shall not rely upon approvals made in any other manner.

- 1.04 BASIS OF BID: Proposals will be made of a single contract, lump-sum amount for all work shown or described in the contract documents.

- 1.05 BID SECURITY: Bid security shall be made payable to City of Broken Arrow in the amount of five percent of the bid sum. Security shall be either certified check or a bid bond issued by a surety license to conduct business in the State of Oklahoma. The successful Bidder's security shall be retained until he has signed the contract and furnished the required Labor and Material Payment Bond, Statutory Bond, Performance Bond, Defect Bond, Insurance Certificates, and all other documents required to be furnished with the Executed Contract Agreement. The Owner reserves the right to retain the security of all Bidders until the successful Bidder enters into a contract or until 60 days after the bid opening, whichever is the shorter. All other bid security shall be returned as soon as practical. If any

Bidder refuses to enter into a contract; the Owner shall retain his bid security as liquidated damages, but not as a penalty. The bid security is to be enclosed in the same envelope with the bid proposals. Any Bidder (materials only or materials and installation) whose total bid amount is less than \$50,000.00 is not required to furnish bid bond with their bid.

- 1.06 PERFORMANCE BOND, LABOR AND MATERIAL PAYMENT BOND AND DEFECT BOND: Bidders shall not include the cost of bonds in the base bid. The bonding cost will be provided as an add alternate listed on the bid packages in the space provided. The successful Bidder whose Total Contract Scope of Work is more than \$50,000 will be required to furnish bonds in such form as the Owner may prescribe and with a surety company acceptable to the Owner. Bidder's bond surety shall be listed in the current revision of U.S. Department of Treasury Circular, "Surety Companies Acceptable on Federal Bonds." The Bidder shall deliver said bonds to the Construction Manager no later than the date of execution of the contract. Failure or neglecting to deliver said bonds, as specified, shall be retained as liquidated damages. Bonds shall be written for the sum equal to the contract price, including accepted alternate bids.
- 1.07 CONTRACTORS: There shall be only one contractor named for each classification listed.
- 1.08 BIDDER'S QUALIFICATION STATEMENT: Each prospective Bidder may be required to submit a Contractor's Qualification Statement, AIA Document to the Construction Manager after the bid opening. Submittal of an advertising brochure is not permitted. Such statement shall be notarized. A financial statement is not required with the qualification statement; however, the apparent three lowest bidders may be required to submit a notarized current statement within 72 hours after the bid opening.
- 1.09 MODIFICATION AND WITHDRAWAL: Bids may not be modified after submittal. Bidders may withdraw bids at any time before bid opening. No bid may be withdrawn or modified after the bid opening except where the award of the contract has been delayed for **60 days**.
- 1.10 FORM OF PROPOSAL:
- A. Before submitting the proposal, carefully examine all bid documents, visit the site, examine existing conditions and limitations, and include a sum to cover the costs of all items included in the bid documents. Failure or omission of the Bidder to receive or examine any form, instrument, addendum or other document, or to visit the site and acquaint themselves with existing conditions shall not relieve the Bidder from obligations with respect to his bid or to contract requirements. Submission of the Form of Proposal shall be taken as prima facie evidence of compliance with this division.
 - B. Proposals shall be made only on the form provided in these specifications. Blank spaces on the form shall be fully filled out, numbers stated both in writing and figures, signatures signed in longhand, and form completed without interlineations, alteration or erasure. Oral, telegraphic or telephonic proposals or modifications shall not be accepted.
- 1.11 PROPOSAL PROCEDURE:
- A. Bidders shall submit the following documents in a large, manila envelope with a label including all of the information listed below:

- 1. Bid Date and Location:

Bid Dates: 2:00 PM CST, May 12, 2016

Bid Location: City of Broken Arrow
City Hall Council Chambers
220 South 1st Street
Broken Arrow, OK 74012

2. Label Information:

**City of Broken Arrow
City Hall Interior Renovations
220 South 1st Street
Broken Arrow, OK 74012**

Bid Package No. _____ Name _____

Company Name & Address of Submitting Company

3. Proposal Form, complete with every blank filled in
 4. Non-Collusion Affidavit, notarized
 5. Business Relationship Affidavit, notarized
 6. Bid Security
-
- B. The Bidder, by his failure to include every listed Item 2 through 7 above within the sealed envelope and label information as required in Items 1 and 2, may forfeit his right to have his bid considered.
 - C. Each Bidder shall propose an additive or deductive sum to the base bid sum for each alternate included in each Bid Package, except that should he desire not to bid an alternate he may insert the words "No Bid" in the space provided for price for such alternate. However, when a Bidder writes "No Bid" for one or more alternates, he thereby waives any claim to the contract award if that alternate becomes the basis for determining the low bid and/or the contract award. If an alternate price called for involves no change in price, Bidder shall so indicate by writing the words "No Change" in the space provided.
 - D. Proposals shall not contain any recapitulation of the work to be done.
 - E. Proposals shall be delivered to place designated in the Invitation to Bidders on or before the day and hour set for the opening of bids. The proposal shall be in an opaque, sealed envelope, bearing the Bid Package number(s) and the name of the Bidder. It is the sole responsibility of the Bidder to deliver the proposal before the scheduled closing time. Bids received after the scheduled closing time shall be returned unopened.
 - F. Prices shall include the furnishing of materials, equipment, tools and all other facilities and performance of labor and services necessary for proper completion of the work. In the event of discrepancy between prices quoted in words and those quoted in figures, words shall govern.
 - G. Addenda: Any addenda issued during the time of bidding are to be acknowledged in the proposal; in executing a contract, they will become a part thereof.
 - H. CM Clarification: Any CM Clarifications issued during the time of bidding are to be acknowledged in the proposal; in executing a contract, they will become a part thereof.

1.12 EXECUTION OF CONTRACT:

- A. The City of Broken Arrow anticipates award of the contract for construction on the basis of the lowest, responsible bid, including any alternates accepted, which the Owner deems to be in its best interest.
- B. Upon the request of the Owner, a Bidder whose bid is under consideration for award of contract

shall submit promptly to the Owner satisfactory evidence indicating the Bidder's construction experience and organization available for performance of the contract.

- C. Each Bidder shall be prepared, upon execution of the contract agreement, to commence work following receipt of his written order of the Owner to proceed.
- D. Tax Exempt Status: Pursuant to qualifying the Bidder and his subcontractors for appointment as agents for purchasing materials and equipment to be incorporated into the project exempt from state sales tax, in accordance with Oklahoma Tax Commission Order dated May 21, 1992, the Owner will attach the list of subcontractors submitted with the proposal of the successful Bidder as Exhibit "A" to the Contract for Construction.

The Owner is tax exempt for all city, county and state sales tax for this project.

- 1.13 CONTRACT: The form of agreement, which the successful Bidder, as Contractor, shall be required to execute is the Magnum Construction, Inc. Standard Subcontract Agreement, which is attached as Document 00500; or the Magnum Construction, Inc. Standard Purchase Agreement, which is attached as Document 00501.
- 1.14 APPLICATION AND CERTIFICATE FOR PAYMENT: The successful Contractor/Supplier will be required to complete, notarize and submit their Invoices on a monthly basis using the Magnum Construction, Inc. Application for Payment form.

One original payment application shall be submitted to the Construction Manager for approval not later than the date set forth in the contract. Any application received after that date will be returned unpaid to the Contractor/Supplier for re-submission the following month.

Payment for retainage must be invoiced using these same forms upon project completion. Along with the retainage application of payment, the Receipt and Release Forms must accompany application for payment.

- 1.15 NON-KICKBACK STATEMENT (Affidavit for Payment of Claims): The successful Subcontractor/Supplier will be required to complete the Non-Kickback Statement and submit it, notarized, with each monthly application for payment. Failure to provide this executed and notarized document with the monthly payment application will cause the pay application to be returned unpaid for re-submission the following month. An example of this document is included.
- 1.16 COMPLETION TIME: It is agreed that work performed under this contract shall commence when the Notice to Proceed has been distributed by Magnum Construction, Inc. and that the work shall be substantially completed for beneficial occupancy within the time provided in accordance with the Project Schedule. Beginning date, construction rate of progress and time for completion are essential conditions of the contract. The Bidder agrees work shall be performed regularly, diligently and uninterrupted at such a rate of progress as to ensure a complete job within the time specified in accordance with the schedule for construction and issued as part of the bidding Documents. It is expressly agreed that the time for completion is a reasonable time, considering conditions prevailing in the region of the project. Abnormal weather, except for an act of God, shall not be a consideration. Prior to beginning work, but not later than 45 days after Notice to Proceed, subcontractors are to submit detailed sequencing schedules to the Construction Manager for incorporation into the project planning and master schedule. Schedules are to be broken down by floor and building zone in such detail that indicates sequencing of work, exterior and interior of the building, under slab, in-wall, overhead, rough-in, supports, mains, branches, valves, equipment, switches, controls, testing, flushing, balancing, training, start-up, and commissioning of each system being installed as applicable to the subcontractor's discipline of work.

- 1.17 WORK UNDER THIS CONTRACT: Includes all required permits, fees, material, labor, tools, expendable equipment, transportation services, daily cleanup, and all incidental items necessary to perform and complete all of the work required as indicated on the drawings and/or specified herein.
- 1.18 NON-USE OF TOBACCO PRODUCTS POLICY: By submission of Bidding Documents, bidder understands that the construction site is covered by Magnum Construction's Safety Policy & Procedures.
- 1.19 PRE-BID CONFERENCE: PRE-BID to be held April 26, 2016 @ 2:00 p.m. at The City of Broken Arrow City Hall at 220 South 1st Street. Broken Arrow, OK 74012

The purpose of the pre-bid conference will be to review the bid documents and procedures and to receive Bidders' questions. Response to questions, which are not addressed in the bid documents or require modification, will be included in an addendum.

- 1.20 COMPLIANCE WITH PUBLIC COMPETITIVE BID ACT:
- A. All Bidders and Sub-Bidders must comply fully with all the Laws of Oklahoma and ensure that the project adheres to all of the provisions of the Public Competitive Bidding Act of 1974 of the State of Oklahoma, as most recently amended.
 - A. The Non-Collusion and Business Relationships Affidavits required to be included with all proposals are included in the Contract Documents. These Affidavits must be executed and submitted with the bid.
- 1.21 PROOF OF INSURANCE:
Bidder must supply proof of insurance for General Liability and Workman's Compensation, City of Broken Arrow and Magnum Construction, Inc. must be listed as additional insured. Insurance requirements are in Magnum Construction's sample Subcontract Agreement (00500-5).
- 1.22 SAFETY:
OSHA 29CFR 1926 and Magnum Construction's Safety Policy & Procedures will be the project safety requirement. If conflicting information is found, then the more stringent will rule. Copies of both are on file at the Construction Manager's office for review.

END OF DOCUMENT

**Proposal FORM for the
City of Broken Arrow – City Hall Interior Renovations**

Bid Package # _____ – _____

BID DUE DATE: May 12, 2016 @ 2:00 P.M. (CST)
City of Broken Arrow
City Hall Council Chambers
220 South 1st Street
Broken Arrow, OK 74012

PRE-BID: April 26, 2016 @ 2:00 P.M. (CST)
City of Broken Arrow
City Hall Council Chambers
220 South 1st Street
Broken Arrow, OK 74012

TO: City of Broken Arrow
City Hall Council Chambers
Attn: Michael Spurgeon
220 South 1st Street
Broken Arrow, OK 74012

Name of Firm: _____
Address: _____
City/State: _____
Date: _____
Contact Name: _____
Phone: _____
Fax: _____
Email: _____

The undersigned, hereinafter referred to as "Bidder", in accordance with the Notice to Bidders, Instructions to Bidders, Invitation to Bid, General and Supplementary Conditions and the Drawings and Specifications, hereby declares that the Bidder has visited the site of the proposed work and has familiarized himself with all of the conditions relevant to the construction of this Bid Package and related work for the **City Hall Interior Renovations**.

Bidder hereby proposes and agrees to furnish all necessary labor, materials, tools, equipment, supplies and services required or necessary to perform the work identified herein in strict accordance with the Contract Documents.

The Lump Sum Bid Price below INCLUDES all insurance premiums necessary to meet the insurance requirements and all applicable taxes required for this project.

All work required by the Contract Documents for **Bid Package # _____** will be accomplished for the **Lump Sum Bid Price** of:

_____ Dollars (\$ _____).
(Indicate amount in both words and figures. In case of discrepancy, amount show in words will govern.)

Alternates

Bidders should note that each alternate shall be acknowledged by either a dollar value or N/A. Failure to do so will be considered an Incomplete bid package and result in possible Bidder Disqualification. Bidder is responsible to include a price for what is applicable to their scope in the lump sum bid price line provided below each alternate.

Alternate No. 1 – Installation of alternative Light fixture package per Addendum #1.

\$ _____ (DEDUCT)

Alternate No. 2 – Doors 119 and 152A to be hollow metal framed in lieu of aluminum storefront per Addendum #1.

\$ _____ (ADD / DEDUCT)

Bond

Please provide the following information regarding Performance & Payment Bond. Bonds may be required for all contracts that are \$50,000 and greater. The dollar amount of a Performance & Payment Bond would be: **(Do not include this amount in your Lump Sum Bid Price)**

_____ Dollars (\$ _____).

(Indicate amount in both words and figures. In case of discrepancy, amount shown in words will govern.)

* Bidder shall note that bids must be made on this form. Other bid forms will not be accepted. Bidder must execute and submit all forms unaltered with no qualifications. Bidder is required to submit all items indicated under the Proposal Procedure Checklist as shown in the Instructions to Bidders.

**This Bidder agrees that if written notice of acceptance of this proposal is mailed or delivered to the undersigned within thirty (30) days [or forty-five (45) days if necessary] after the proposal due date, the undersigned shall, within ten (10) working calendar days, deliver to Magnum Construction, Inc., a properly executed project contract, a certificate of insurance, and the required Performance and Payment Bond. A Magnum Construction, Inc. master contract (if not currently on file with Magnum Construction, Inc.) must be properly executed and unaltered in conjunction with the Magnum Construction, Inc. project contract prior to the start of work.

Addenda

Receipt of the following Addenda are hereby acknowledged:

Addendum No. __, Dated _____

Addendum No. __, Dated _____

Addendum No. __, Dated _____

Addendum No. __, Dated _____

Respectfully Submitted,

Company

SEAL – (If bid is by a corporation)

Address

ATTEST

City, State, Zip

By: _____
Title: _____

By: _____
Title: _____

SECTION 00150

NON-COLLUSION AFFIDAVIT

(Name) _____, of lawful age,
being first duly sworn, on oath says: (s)he is the duly authorized agent of

(Firm) _____, the bidder
submitting the competitive bid which is attached to this statement, for the purpose of certifying the
facts pertaining to the existence of collusion among bidders and between bidders and City of Broken
Arrow officials or employees, as well as facts pertaining to the giving or offering of things of value to
city personnel in return for special consideration in the letting of any contract pursuant to the bid to
which this statement is attached: (S)he is fully aware of the facts and circumstances surrounding the
making of the bid to which this statement is attached and has been personally and directly involved in
the proceedings leading to the submission of such bid: and neither the bidder nor anyone subject to
the bidder's direction or control has been a party: (a) to any collusion among bidders in restraint of
freedom of competition by agreement to bid at a fixed price or to refrain from bidding: (b) to any
collusion with any city official or employee as to quantity, quality or price in the prospective contract,
or as to any other terms of such prospective contract, nor; (c) in any discussions between bidders
and any city official concerning exchange of money or other thing of value for special consideration in
the letting of a contract.

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

Notary Public _____

My commission expires _____

STATE OF _____ COUNTY OF _____

(SEAL)

SECTION 00160

BUSINESS RELATIONSHIP AFFIDAVIT

STATE OF OKLAHOMA)
) ss
COUNTY OF _____)

I, _____, of lawful age, being first duly sworn, on oath says, that (s)he is the agent authorized by the Bidder to submit the attached bid. Affiant further states that the nature of any partnership, joint venture or other business relationship presently in effect or which existed within one year prior to the date of this statement with the Architect, Engineer or other party to the project is as follows:

Affiant further states that the names of all persons having any such business relationships and the positions they hold with their respective companies or firms are as follows:

(If none of the business relationships hereinabove mentioned exist, affiant should so state.)

BIDDER

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

NOTARY PUBLIC

My Commission Expires:

(SEAL)

BID PACKAGE #1 – INTERIOR SELECTIVE DEMOLITION

BID PACKAGE 1 – Interior Selective Demolition

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Remove doors and frames.
 - b. Remove Storefront glazing.
 - c. Remove ceiling tile and grid.
 - d. Remove existing partitions
 - e. Remove floor coverings.
 - f. Remove millwork.
 - g. Subcontractor responsible for the removal of any waste generated by this scope of work.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 1

BID PACKAGE #2 – CARPENTRY

BID PACKAGE 2 – Carpentry

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all labor, materials and equipment necessary to install wood doors. Doors provided by others.
 - b. Furnish all labor, materials and equipment necessary to install all finish hardware including but not limited to hinges, wall bumpers, door silencers, locks, closers etc. Hardware provided by others.
 - c. Subcontractor is responsible to receive, unload, inventory, store, stage and distribute all materials provided under this scope of work.
 - d. Subcontractor is responsible for adjusting all hardware and doors to ensure proper operation.
 - e. Subcontractor is responsible to coordinate all final keying and the final keying schedule of all doors with the Construction Manager.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 2

BID PACKAGE #3 – ARCHITECTURAL WOODWORK

BID PACKAGE 3 – Architectural Woodwork

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all cabinets as indicated in the construction documents complete including all cabinet hardware and accessories.
 - b. Furnish and install all plastic laminate, solid surface, and granite countertops as required.
 - c. All woodwork and casework not specified to be covered with plastic laminate, solid surface, or granite will be sanded and ready to receive stain or paint by others.
 - d. Subcontractor is responsible for providing all shop drawings and samples required for constructability and design approval.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 3

BID PACKAGE #4 – STEEL DOORS AND FRAMES

BID PACKAGE 4 – Steel Doors and Frames (Material Only)

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all steel doors and frames as indicated on contract documents including frame anchors as indicated.
 - b. Provide alternate pricing for hollow metal frames for doors 119 & 152A.
 - c. All doors and/or frames are to be individually marked and tagged for each opening.
 - d. All doors and frames are to be individually prepped as required to receive all hardware, per the contract documents, including any preparation for special hardware if required. Coordinate with the hardware supplier.
 - e. Supplier shall provide a minimum of 24 hours notice of actual delivery date.
 - f. Upon receipt, all doors will be inspected for defects or damage. Any doors appearing to be damaged or defective will be replaced at no cost to the owner.

End of Bid Package 4

BID PACKAGE #5 – WOOD DOORS

BID PACKAGE 5 – Wood Doors (Material Only)

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all wood doors as indicated on the contract documents.
 - b. All doors are to be individually marked and tagged for each opening.
 - c. All doors are to be individually prepped as required to receive all hardware, per the contract documents, including any preparation for special hardware if required.
Coordinate with the hardware supplier.
 - d. Supplier shall provide a minimum of 24 hours notice of actual delivery date.
 - e. Upon receipt, all doors will be inspected for defects or damage. Any doors appearing to be damaged or defective will be replaced at no cost to the owner.

End of Bid Package 5

BID PACKAGE #6 – DOOR HARWARE

BID PACKAGE 6 – Door Hardware (Material Only)

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish all new door hardware for hollow metal and wood doors as indicated in the contract documents.
 - b. All hardware is to be individually marked and tagged for each opening.
 - c. Upon receipt, all hardware will be inspected for defects or damage. Any hardware appearing to be damaged or defective will be replaced at no cost to the owner.

End of Bid Package 6

BID PACKAGE #7 – STOREFRONTS AND GLAZING

BID PACKAGE 7 – Storefronts and Glazing

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all materials necessary to provide complete aluminum storefront systems per the contract documents.
 - b. Furnish and install all glazing in aluminum storefront systems.
 - c. Furnish and install all glazing in hollow metal frames.
 - d. Furnish and install all glazing in wood doors.
 - e. Furnish and install all window film.
 - f. Install all door hardware associated with aluminum doors including but not limited to hinges, closers, exit hardware etc.
 - g. Provide deductive alternate for deleting doors 119 & 152A. If selected doors 119 & 152A will be hollow metal framed.
 - h. All material is to be individually marked and tagged as necessary.
 - i. Upon receipt, all material will be inspected for defects or damage. Any material appearing to be damaged or defective will be replaced at no cost to the owner.
 - j. Subcontractor is responsible for providing all shop drawings and samples required for approval of system.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 7

BID PACKAGE #8 – DRYWALL AND CEILINGS

BID PACKAGE 8 – Drywall and Ceilings

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all materials necessary to provide new partition walls as indicated on the contract documents.
 - b. Finish all drywall to be ready for paint per contract documents.
 - c. Furnish and install insulation as indicated on the contract documents.
 - d. Furnish and install suspended acoustical ceilings as indicated on the contract documents.
 - e. Install gypsum board ceilings as indicated on the contract documents.
 - f. Subcontractor is responsible for miscellaneous patches to existing drywall and ceiling where affected by demolition.
 - g. Install all hollow metal frames provided by others.
 - h. Remove wallpaper in areas noted in Addendum #1.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 8

BID PACKAGE #9 – FLOORING

BID PACKAGE 9 – Flooring

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install new carpet and base as indicated by the contract documents.
 - b. Furnish and install new ceramic tile and base as indicated by the contract documents.
 - c. Furnish and install new vinyl tile and base as indicated by the contract documents.
 - d. Furnish and install all transition pieces necessary for this scope of work.
 - e. Provide miscellaneous repairs to flooring where necessary.
 - f. Provide floor and wall prep to allow floor covering systems to be within approved manufacturer's tolerances.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 9

BID PACKAGE #10 – PAINTING

BID PACKAGE 10 – Painting

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install all painting of interior surfaces not factory finished and as scheduled in the contract documents including but not limited to gypsum and masonry walls and hollow metal frames and wood doors.
 - b. Furnish and install all sealants and caulking of new interior joints as indicated in the contract documents.
 - c. Subcontractor will be responsible for inspecting and accepting all surfaces required to receive field applied finishes before beginning work. The start of installation will signify acceptance of substrates.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 10

BID PACKAGE #11 – SIGNAGE

BID PACKAGE 11 – Signage

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Furnish and install new aluminum letters for interior signage as indicated by contract documents.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 11

BID PACKAGE #12 – PLUMBING

BID PACKAGE 12 – Plumbing

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Relocate existing hot water heater to new location as indicated by the contract documents.
 - b. Remove and reinstall toilet fixtures as needed for new floor coverings.
 - c. Furnish all permits, testing, inspection and certifications as required by all authorities having jurisdiction and the contract documents.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 12

BID PACKAGE #13 – HVAC

BID PACKAGE 13 – HVAC

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Perform all work required to install a complete and fully operational HVAC system in accordance with the contract documents.
 - b. Relocate any and all ductwork and accessories necessary to service all affected areas.
 - c. Provide new materials as required.
 - d. Subcontractor is responsible for connection to existing HVAC system in place by others.
 - e. Furnish all permits, testing, inspections and certifications as required by all authorities having jurisdiction and the contract documents.
2. All trash and debris created by this contract will be removed and legally disposed of by this contract.
3. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 13

BID PACKAGE #14 – ELECTRICAL

BID PACKAGE 14 – Electrical

SCOPE OF WORK:

Note: Other requirements affecting this scope may appear in pertinent other sections of the bid documents.

1. Provide all required labor, material, equipment and supervision to perform the following scope to include but not limited to:
 - a. Perform all work required to install a complete and fully operational electrical system in accordance with the contract documents including all items and appurtenances necessary, reasonably incidental or customarily included.
 - b. Abandon old conduits and wiring as necessary and indicated by contract documents.
 - c. Install new conduits and wiring as indicated by contract documents.
 - d. Install new fixtures as indicated by the construction documents.
2. Provide voluntary alternate to install Columbia Lighting fixtures as approved in addendum #1.
3. All trash and debris created by this contract will be removed and legally disposed of by this contract.
4. Hazardous Materials: It is not expected that hazardous materials will be encountered during the work. If items to be removed are suspected of containing hazardous materials, do not disturb. Immediately notify the Construction Manager.

End of Bid Package 14

BONDS AND INSURANCE:

PART 1 GENERAL

1.1 DOCUMENT INCLUDES

- A. Bonds: Prior to the execution of a Contract for Construction, the following Bonds shall be provided by the Contractor to the Awarding Public Agency, in accordance with Oklahoma State Statutes, Title 61, Section 113(B).
1. Statutory Payment Bond.
 2. Statutory Performance Bond
 3. Statutory Defect Bond.

Copies of Bond forms follow.

- B. Claim or Invoice Affidavit: All statements or invoices submitted by the Contractor to the Awarding Public Agency (Owner) for work performed shall contain a sworn certification by the supervising Architect or Engineer, or other supervisory official if no supervisory Architect or Engineer is employed for the project, that work for which payment is claimed has been performed and that such work conforms to the plans and specifications for the project. No such statement or invoice shall be paid by the awarding public agency without such certification.

Affidavit must be submitted with each monthly application for payment. Failure to provide fully executed Affidavit with the monthly payment application will cause the pay application to be returned unpaid for resubmission the following month.

Copy of Affidavit form follows.

- C. Affidavit for Final Payment: Final statement or invoice submitted by the Contractor to the Awarding Public Agency (Owner) for work performed shall contain a sworn certification that the construction of said Project has been completed in accordance with the Contract.

Affidavit must be submitted with the final application for payment.

Copy of Final Affidavit form follows.

STATUTORY PAYMENT BOND

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal, hereinafter referred to as Contractor, and _____ a corporation organized under the laws of the State of _____ and authorized to transact business in the State of Oklahoma, as Surety, are held and firmly bound unto the Awarding Public Agency of the State of Oklahoma (Owner) in the penal sum of:

_____ Dollars \$ _____ in lawful money of the United States of America, said sum being equal to One Hundred percent (100%) of the Contract price, for the payment of which, well and truly to be made, we bind ourselves and each of us, our heirs, executors, administrators, trustees, successors, and assigns, jointly and severally, firmly by these presents:

The condition of this obligation is such that:

WHEREAS, Contractor entered into a written Contract with the Awarding Public Agency of the state of Oklahoma (Owner), Dated _____, 20____, for the construction or repair of a public building or structure, or improvement to real property, further described as:

(Name of Project)

all in compliance with the Drawings and Specifications therefore, made a part of said Contract and on file in the office of the Awarding Public Agency of the State of Oklahoma (Owner).

NOW, THEREFORE, if said Contractor shall fail or neglect to pay all indebtedness incurred by said Contractor or subcontractors of said Contractor who perform work in the performance of said Contract, for labor and materials and repairs to and parts for equipment used and consumed in the performance of said Contract after the same becomes due and payable, the person, firm, or corporation entitled thereto may sue and recover on this bond, the amount so due and unpaid.

It is further expressly agreed and understood by the parties hereto that no changes or alterations in said Contract and no deviations from the plan or mode of procedure herein fixed shall have the effect of releasing the sureties, or any of them, from the obligations of this Bond.

IN WITNESS WHEREOF, the said Contractor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its duly authorized officers, and the said Surety has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its attorney-in-fact, duly authorized so to do, the day and year set forth below.

DATED this _____ day of _____, 20_____.

CONTRACTOR: _____

BY: _____

ATTEST: _____

SURETY: _____

Attorney-In-Fact

BY: _____

Name

Address: _____

City: _____ State: _____

Telephone: _____

STATUTORY PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal, hereinafter referred to as Contractor, and _____ a corporation organized under the laws of the State of _____ and authorized to transact business in the State of Oklahoma, as Surety, are held and firmly bound unto the Awarding Public Agency of the State of Oklahoma (Owner) in the penal sum of:

_____ Dollars \$ _____ in lawful money of the United States of America, said sum being equal to One Hundred percent (100%) of the Contract price, for the payment of which, well and truly to be made, we bind ourselves and each of us, our heirs, executors, administrators, trustees, successors, and assigns, jointly and severally, firmly by these presents:

The condition of this obligation is such that:

WHEREAS, Contractor entered into a written Contract with the Awarding Public Agency of the state of Oklahoma (Owner), Dated _____, 20____, for the construction or repair of a public building or structure, or improvement to real property, further described as:

(Name of Project)

all in compliance with the Drawings and Specifications therefore, made a part of said Contract and on file in the office of the Awarding Public Agency of the State of Oklahoma (Owner).

NOW, THEREFORE, if said Contractor shall, in all particulars, well, truly and faithfully perform and abide by said Contract and each and every covenant condition, and part thereof and shall fulfill all obligations resting upon said Contractor by the terms of said Contract and said Specifications; and if said Contractor shall protect and save harmless said Awarding Public Agency (Owner) from any pecuniary loss resulting from the breach of any of the items, covenants and conditions of said contract resting upon said Contractor, then this obligation shall be null and void, otherwise to be and remain in full force and effect.

It is further expressly agreed and understood by the parties hereto that no changes or alterations in said Contract and no deviations from the plan or mode of procedure herein fixed shall have the effect of releasing the sureties, or any of them, from the obligations of this Bond.

IN WITNESS WHEREOF, the said Contractor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its duly authorized officers, and the said Surety has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its attorney-in-fact, duly authorized so to do, the day and year set forth below.

DATED this _____ day of _____, 20_____.

CONTRACTOR: _____

BY: _____

ATTEST: _____

SURETY: _____

Attorney-In-Fact

BY: _____

Name

Address: _____

City: _____ State: _____

Telephone: _____

Bonds and Insurance
City of Broken Arrow
City Hall Interior Renovations

00600-3

STATUTORY DEFECT BOND

KNOW ALL MEN BY THESE PRESENTS:

That _____ as Principal, hereinafter referred to as Contractor, and _____ a corporation organized under the laws of the State of _____ and authorized to transact business in the State of Oklahoma, as Surety, are held and firmly bound unto the Awarding Public Agency of the State of Oklahoma (Owner) in the penal sum of:

_____ Dollars \$ _____ in lawful money of the United States of America, said sum being equal to One Hundred percent (100%) of the Contract price, for the payment of which, well and truly to be made, we bind ourselves and each of us, our heirs, executors, administrators, trustees, successors, and assigns, jointly and severally, firmly by these presents:

The condition of this obligation is such that:

WHEREAS, Contractor entered into a written Contract with the Awarding Public Agency of the state of Oklahoma (Owner), Dated _____, 20____, for the construction or repair of a public building or structure, or improvement to real property, further described as:

(Name of Project)

all in compliance with the Drawings and Specifications therefore, made a part of said Contract and on file in the office of the Awarding Public Agency of the State of Oklahoma (Owner).

NOW, THEREFORE, if said Contractor shall pay or cause to be paid to the Awarding Public Agency (Owner) all damage, loss, and expense which result by reason of defective materials and/or workmanship in connection with said work, occurring within a period of one (1) year from and after the acceptance of said project by the Awarding Agency (Owner); then this obligation shall be null and void, otherwise to be and remain in full force and effect.

It is expressly agreed and understood by the parties hereto that no changes or alterations in said Contract and no deviations from the plan or mode of procedure herein fixed shall have the effect of releasing the sureties, or any of them, from the obligations of this Bond.

IN WITNESS WHEREOF, the said Contractor has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its duly authorized officers, and the said Surety has caused these presents to be executed in its name and its corporate seal to be hereunto affixed by its attorney-in-fact, duly authorized so to do, the day and year set forth below.

DATED this _____ day of _____, 20_____.

CONTRACTOR: _____

BY: _____

ATTEST: _____

SURETY: _____

Attorney-In-Fact

BY: _____

Name

Address: _____

City: _____ State: _____

Telephone: _____

**TO: City of Broken Arrow
220 South 1st Street
Broken Arrow, OK 74012**

By this instrument the undersigned who performs the _____ hereby certifies that on this date, or anytime prior thereto, except as listed below, he has paid in full or has otherwise satisfied all obligations for all materials and equipment furnished, for all work, labor, and services performed and for all known indebtedness and claims against the undersigned for damages arising in any manner on or against the PROJECT, its land, improvements and equipment of every kind.

Partial _____

Final (Including Retainage) _____

Title: _____

BEFORE ME, the undersigned authority, on this day personally appeared _____ known to me to be the person whose name is subscribed to the foregoing instrument, and being sworn, acknowledged to me that he executed the same for the purposes and consideration therein expressed and declared to me that the statements contained therein are true.

Notary Public (or Clerk or Judge)

This affidavit and Release shall be executed by the CONTRACTOR, all of his sub-contractors, material suppliers and lessors of equipment; or an independent contractor, who expects payment of funds from the current Progress Payment from the OWNER to the CONTRACTOR, or a Payment directly from the OWNER. Execution hereof is conditioned upon the bank's clearance of any check given in payment of the current Progress Payment.

STATE OF OKLAHOMA)
) ss
COUNTY OF _____)

CONTRACTOR or SUPPLIER

BY _____

(printed name and title)

Subscribed and sworn to before me this _____ day of _____, 20_____

Notary Public (or Clerk or Judge)

My Commission Expires: _____

00602-1

[illegible]

- A. Building materials or products incorporated or installed in the construction of will be free of asbestos or asbestos products of any kind.
- B. Certification of Compliance with Asbestos Restrictions will be included in any sub-contract connected with the performance of work for this project.

(printed name and title)

My Commission Expires: _____

CERTIFICATION OF ASBESTOS FREE CONSTRUCTION

PROJECT: City of Broken Arrow
City Hall Interior Renovations

(Contractor) hereby certifies that no asbestos-containing material
has been furnished or installed at the above referenced construction project.

DATED this _____ day of _____, 20____.

CONTRACTOR OR SUPPLIER

BY

ATTEST: _____

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

Notary Public (or Clerk or Judge)

My Commission Expires: _____

PROOF OF PUBLICATION

236637

Published in the Tulsa World
on April 16 & 23, 2016.

INVITATION TO BID

PROJECT: City of Broken
Arrow City Hall Interior
Renovations
220 South 1st Street
Broken Arrow, Oklahoma
74012

All bids must be on a lump
sum basis.

Non-mandatory Pre-Bid:

April 26, 2016, 2:00 P.M.
Place: City of Broken
Arrow City Hall
220 South 1st Street
Broken Arrow, OK 74012

Bids will be received: May
10, 2016, 2:00 P.M.

Place: City of Broken Ar-
row
City Hall Council Chambers
Attn: Michael Spurgeon
220 South 1st Street
Broken Arrow, OK 74012

All provisions of the OK
Competitive Bidding Act will
be followed, including a 5%
bid security accompanying
the bid if the bid exceeds
\$50,000.00. The Owner re-
serves the right to waive ir-
regularities and to reject the
bids.

No bidder may withdraw his
bid for a period of thirty (30)
days after opening date.
Bidders may obtain bid
documents at Gill
Reprographics, Inc., 5115
South 122nd East Avenue,
Suite 202-B, Tulsa, OK 74146
for a non-refundable pur-
chase; partial sets are avail-
able.

Bidding documents will also
be on file at the following lo-
cations during the bidding
period and on ISaFT:

City of Broken Arrow (918)
259-2400
Southwest Construction
News (918) 493-5066
Magnum Construction, Inc.
(918) 251-8667

The City of Broken Arrow is
an equal opportunity institu-
tion and does not discrimi-
nate on the basis of race, col-
or, national origin, sex, disa-
bility, or age.

Magnum Construction, Inc.
2501 N Hemlock Ct
Broken Arrow, OK 74012
(918) 251-8667

BID TABULATIONS



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 1

Scope: Interior Selective Demolition

Scope:	Interior Selective Demolition					
Bidder	Total Demo	Ack				
Addenda						
Affidavits						
Business Relations						
Non-Collusion						
Bid Guarantee						
Bid Amount	45,659. ⁰⁰	18,800. ⁰⁰				
Purf and Payment Bond						
Total						
Comments						

[illegible]

Bidder	Amount

Award:

☐ YES

☐ NO

Construction Managers Representative: _____

Owners Representative: _____



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 2

Scope: Carpentry

[illegible]

Alternates

[illegible]

Lowest Responsible Bid:

Award:

☐ YES

ON

Construction Managers Representative:

Owners Representative:

NEGATIVE WITH
MCI
08-12-16
KPS
TIM ROBINSON
NO BGS DECEIVED
BY LISTED BY



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 3

Scope:

[illegible][illegible]

Lowest Responsible Bid:

Bladder	Amount

Award:

☐ YES

☐ NO

Construction Managers Representative: _____

Owners Representative: _____



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 4

Scope: Steel Doors & Frames (Material)

Bidder	Builder's Bid	Felix Thomas	Certification
Addenda			
Affidavits			
Business Relations			
Non-Collusion			
Bid Guarantee			
Bid Amount	3,050.00	3,500.00	
Perf and Payment Bond			
Total			
Comments			

[illegible]

Bidder	Amount
Lowest Responsible Bid:	

Award:

☐ YES

☐ On

Construction Managers Representative: _____

Owners Representative: _____



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 5

Scope: Wood Doors (Material)

[illegible][illegible]

Bidder	Amount

Lowest Responsible Bid

Award: ☐ YES ☐ NO

Construction Managers Representative: _____

Owners Representative: _____

Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 6

Scope		Door Hardware (Material)									
Bidder		Bidder	Felix Thomas	Scout + Sids							
Addenda											
Affidavits											
Business Relations											
Non-Collusion											
Bid Guarantee											
Bid Amount		11,750.00	4,885.00	6,567.00							
Perf and Payment Bond											
Total											
Comments											

Alternates											

Lowest Responsible Bid:	Bidder	Amount

Award: YES ☐ NO ☐

Construction Managers Representative: _____

Owners Representative: _____



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 7

Scope: Storefronts & Glazing

Bidder	Afred Giles Robinson
Addenda	
Affidavits	
Business Relations	
Non-Collusion	
Bid Guarantee	
Bid Amount	\$7,900. ⁰⁰ - \$77,280. ⁰⁰
Perf and Payment Bond	
Total	
Comments	

Alternates

[illegible]

Lowest Responsible Bid:

Award:

☐ YES

☐ ON

Construction Managers Representative: _____

Owners Representative:



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 8

Scope:

Bidder	RLS	Bennett Cahill	D & D
Addenda			
Affidavits			
Business Relations			
Non-Collusion			
Bid Guarantee			
Bid Amount	64,350. ⁰⁰	78,786. ⁰⁰	49,772. ⁰⁰
Perf and Payment Bond			
Total			
Comments			

Alternates

[illegible]

Lowest Responsible Bid:

Award:

☐ YES

☐ NO[illegible]

Construction Managers Representative:

Owners Representative:



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 9

Scope	Bidder	Flooring	R + R	T + S Taylor	Architectural Floor	Interior Casework
	Addenda					
	Affidavits					
	Business Relations					
	Non-Collusion					
	Bid Guarantee					
	Bid Amount		30,300. ⁰⁰	27,077. ⁰⁰	30,545. ⁰⁰	27,653. ⁰⁰
	Perf and Payment Bond					
	Total					
	Comments					

[illegible]

Lowest Responsible Bid:

Award:

YES ☐

20

Bidder	Amount
--------	--------

Construction Managers Representative:

Owners Representative:



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1507

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 10

Scope		Painting									
Bidder		Best	Brutus	Skyc							
Addenda											
Affidavits											
Business Relations											
Non-Collusion											
Bid Guarantee											
Bid Amount		20,600.00	20,055.00	29,950.00							
Perf and Payment Bond											
Total											
Comments											

Alternates											

Lowest Responsible Bid:	Bidder	Amount

Award: YES ☐ NO ☐

Construction Managers Representative: _____

Owners Representative: _____



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 11

Scope: Signage

Bidder						Signtype
Addenda						
Affidavits						
Business Relations						
Non-Collusion						
Bid Guarantee						
Bid Amount						
Perf and Payment Bond						
Total						
Comments						

Alternates

[illegible]

Lowest Responsible Bid:

Award

☐ YES

ON

Construction Managers Representative:

Owners Representative:

NEGOTIATE WITH
MCI
KDS 08-12-16
TIM ROBINS
WITNESSED BY
NO BIDS PRESENTED
08-12-16



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 12

Scope:

Bidder	Performance	Financial	Technical	Experience	References	Other
Brazos Mech						
Addenda						
Affidavits						
Business Relations						
Non-Collusion						
Bid Guarantee						
Bid Amount						2,830.00
Perf and Payment Bond						
Total						
Comments						

Alternates

[illegible]

Lowest Responsible Bid:

Award:

☐ YES☐ NO

Construction Managers Representative:

Owners Representative:



Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 13

Scope: HVAC

Bidder	Addenda	Affidavits	Business Relations	Non-Collusion	Bid Guarantee	Bid Amount	Perf and Payment Bond	Total	Comments
						27,568. ⁰⁰			

Alternates

[illegible]

Lowest Responsible Bid:

Award:

☐ YES

ON

Construction Managers Representative:

Owners Representative:

Project: City of Broken Arrow City Hall Interior Renovations

Project No: MCI - 1607

Bid Date and Time: 5/12/2016 2:00pm

Bid Package: 14

Scope: Electrical

Bidder	Address	BridgePoint	Mid Ron	Ingenious
Addenda				
Affidavits				
Business Relations				
Non-Collusion				
Bid Guarantee				
Bid Amount	67,000.00	73,680.00	54,515.00	56,080.00
Perf and Payment Bond				
Total				
Comments				

Alternates

#1	-6,232.00	-3,200.00	-11,000.00	0

Lowest Responsible Bid:	Bidder	Amount

Award:

YES ☐

NO ☐

Construction Managers Representative: _____

Owners Representative: _____