ITEMS FOR DISCUSSION
October 1, 2012

1. Items from County Attorney
   a. Pender USDA Water Bonds.

2. Items from County Manager
   a. York House Bids.

3. Items from County Commissioners

BID SUMMARY

YORK HOUSE PROJECT: SEPTEMBER 19, 2012

	CONTRACTING FIRM	ADDRESS	RECEIPT OF ADDENDUM	BASE BID	ADD ALTERNATE "A"	ADD ALTERNATE "B"
1	JP&J Construction	288 East Main St. Burgaw, NC 28425		$ 85,262	+ 8,090 $ $92,602	+ 8,600 $ $101,202
2	Environments Unlimited	215 S. Kerr Ave. Wilmington, NC, 28403		$ N/A	$	$
3	Lumina Builders	PO. Box 683 Wrightsville Beach, NC 28480		$ N/A	$	$
4	Adams Southeast Construction	323 Whisper Park Dr., Wilmington, NC 28411		$ N/A	$	$
5	Bradley-Barnes Construction	3517 Wrightsville Ave., Suite A, Wilmington, NC		$ N/A	$	$
6	Hall Builders LLC of N&S Carolina	6810 Hailsham Drive Wilmington, NC 28412		$ N/A	$	$
7	NRL Builders, Inc.	1200 N. 23rd Street Suite 102 Wilmington, NC 28405		$ N/A	$	$
8	Eckhardt Construction	15215 Hwy 17 Hampstead, NC		$ N/A	$	$

PROJECT BID LIST

ITEM #	ITEM DESCRIPTSION	UNIT PRICE	BID AMOUNT
1	**STRUCTURAL AND DRAINAGE**		
	Items # 1 through # 4 on Engineer's Report and Limited Specifications - Exhibit "A"		
	SUB-TOTAL	$ 15,000.00	
2	**BRICK & MASONRY**		
2.1	Remove and replace two (2) existing cellar accessways (plywood) on East end (back) of building. Frame and Install two (2) Wood or Aluminum 2" wide Ventilation Louver Accessways (Color: Black) with Anti-Rodent and Bird Screening on Southeast entryway. Provide hinges and lock hasps.		
2.2	Remove and replace existing cellar window. Frame and Install Fixed Ventilation Louver (Color: Black) with Rodent and Bird Screening (Southside)		
2.3	Repoint eroding and cracked mortar joints around entire perimeter of house.		
2.4	Wash, Brush and Clean Existing Brick and Mortar. Seal with Matte Masonry Sealer. (Two (2) coats minimum)		
2.5	Repair existing front brick sidewalk - cracked bricks and broken mortar - Replace broken bricks with similar brick.		
	SUB-TOTAL	$ ~~3000.00~~ 4000.00	
3	**ROOFING**		
3.1	Remove, Repair, and Replace Roof Shingles and Decking on Front Facing (West) Roof and A-Frame Gable over Front Porch Area.		
3.2	Remove and Replace any decayed, rotted, sagging, or water damaged roof decking.		
3.3	Repair and/or Replace any decayed, rotted, sagging, or water damaged roof framing.		
3.4	Install Galvanized Metal Valley Flashing		
3.5	Lay new 15# felt over entire exposed roof area		
3.6	Install new matching shingles using a woven valley pattern		
3.7	Install two (2) new Thermostat Controlled Attic Fans in main attic area		
	SUB-TOTAL	$ 3881.00	
4	**PORCH CEILING**		
4.1	Remove and Replace damaged tongue and groove porch ceiling with matching style boards		
	SUB-TOTAL	$ 1431.00	
5	**PORCH DECKING**		
5.1	Base Bid - Remove and Replace approximately 50 SF of rotted, damaged deck flooring with matching, treated tongue and groove boards		
	Unit Price per Square Foot	$ 15.00 Sq ft	
	SUB-TOTAL	$ ~~[illegible]~~ 750.00	

6	**HANDICAP RAMP DECKING AND RAILING**	
	* Ensure entire structure meets or exceeds ADA requirements. Notify Owner if structure not ADA Code Compliant	
6.1	Install new center stringer and cross members along entire ramp structure	
6.2	Remove and Replace damaged decking boards, rail balusters, and hand rails	
	SUB-TOTAL	$ 3200.00
7	**PORCH RAILING**	
7.1	Install new complete 4" x 42" Trex Transcend Railing System to include Top Rail, Bottom Rail, and 36-inch "Square" balusters along entire perimeter of front (West) and side (South) porches. (Classic White)	
7.2	Install Trex Center Post with Flat Post Sleeve Cap between each existing square roof column. Color: All railing and components to be "Classic White"	
	SUB-TOTAL	$ 2800.00
8	**EXTERIOR SIDING**	
8.1	Remove all Band Boards around perimeter of house. Inspect for any structural deficiences behind Band Boards. Notify Owner if deficiences found.	
8.2	Install "Z" flashing. Replace Band Boards.	
8.3	Replace all damaged siding, soffit, fascia, and trim boards on entire house.	
	SUB-TOTAL	$ 4300.00
9	**WINDOWS**	
9.1	Repair and Re-Glaze all windows (exclude cellar window - to be removed)	
	SUB-TOTAL	$ 1100.00
10	**EXTERIOR PAINTING - NO PAINT SPRAYING ALLOWED. ALL EXTERIOR PAINT MUST BE BRUSH OR ROLLER APPLIED DUE TO ADJACENT PROPERTIES. TWO (2) COATS MINIMUM COVERAGE**	
	Lead Based Paint Removal and Disposal - Eastern Environmental, Inc. conducted a lead based paint sampling and analysis on exterior of house in February 2011. Lead Based Paint was found on the the right front side of the porch. Exhibit "B"	
10.1	Eastern Environmental, Inc. has submitted an allowance price to properly remove and dispose of lead based paint by chemical striping down to bare wood.	Bid Allowance $ 1,500.00
10.2	Remove existing Exterior Paint and Properly Prepare for new paint. Apply minimum of one (1) coat of Glidden Exterior Primer Paint.	
10.3	Paint entire exterior siding with Glidden Premium Exterior Flat Paint (Acrylic) - Owner to select color (White)	
10.4	Paint exterior trim and window trim with Glidder Premium Exterior Semi-Gloss (Acrylic) - Owner to select color (White)	
10.5	Paint porch decking with Glidden Premium Exterior Satin (Acrylic) - Owner to select color.	
	SUB-TOTAL	$ 4500.00 + 1500.00

11	**INTERIOR PAINTING**	
11.1	Paint all interior ceiling and walls with Glidden Premium Flat Interior Paint - Owner to select colors.	
11.2	Paint all interior trim with Glidden Premium Semi-Gloss Interior Paint - Owner to select colors.	
11.3	Paint Kitchen Cabinets Inside and Out with Glidden Semi-Gloss Paint.	
	SUB-TOTAL	$ 4000, 00
12	**ELECTRICAL - ** Wiring in attic area found to be non-Code compliant. Existing 200A service and indoor breaker panel to remain.**	
12.1	Rewire entire house to existing outlets, switches, and fixtures to current Codes and Safety Compliance requirements.	
12.2	Install new wiring, outlets, junction boxes, switches, covers, and/or fixtures to new locations identified on Sketch in compliance with current Codes. Exhibit "C". Owner to specify exact locations.	
12.3	Relocate existing breaker box from under house to beside meter combo panel.	
	SUB-TOTAL	$ 8200, 00
13	**PLUMBING**	
13.1	Remove and Replace existing galvanized water piping and fittings with PVC NSF-PW (NSF-61) throughout and under house in compliance with current Codes.	
13.2	Remove and Replace existing cast iron lead joint pipe and fittings with PVC DWV piping and fittings in compliance with current Codes.	
13.3	Remove and Replace two (2) existing Bath Fan/Light fixtures with Lowe's Broan 3.5 sone 70cfm Oil Rubbed Bronze Bath Fan - Model # 754RB in Restroom # 1 and ADA Restroom.	
13.4	Replace existing water heater with matching capacity unit.	
13.5	Remove plumbing fixtures, water supply, sink, toilet, drainage, and lavatory cabinet from existing hallway bathroom. This room is to be converted to a "Copy Room". See Layout Sketch.	
13.6	Remove existing plumbing fixtures, shower unit, sink, and toilet from bathroom (identified as "ADA Restroom" on Layout Sketch). Replace with new fixtures. **New Fixtures:** American Standard Champion 4 Elongated ADA Compliant Toilet with matching slow-close elongated seat. American Standard Town Square 24" Pedestal Sink. Model # 0790.800 Moen T6620 Brantford 8" Lavatory Faucet - Brushed Nickel Lowe's - Sea Gull Lighting - 3 Light Antique Brushed Nickel Bathroom Vanity Light - Model # 44617-965 Lowes - Elegant House Fashions Ford Wall Mirror with shelf - Model # 6650 - WHITE	
13.7	Remove existing plumbing fixtures, sink, and toilet from bathroom in front bedroom (identified as "Restroom # 1" on Layout Sketch). Replace with new fixtures. **New Fixtures:** American Standard Champion 4 Elongated ADA Compliant Toilet with matching slow-close elongated seat. American Standard Town Square 24" Pedestal Sink. Model # 0790.800 Moen T6620 Brantford 8" Lavatory Faucet - Brushed Nickel	

	Lowe's - Sea Gull Lighting - 3 Light Antique Brushed Nickel Bathroom Vanity Light - Model # 44617-965 Lowes - Elegant House Fashions Ford Wall Mirror with shelf - Model # 6650 - WHITE	
13.8	Remove and Replace existing Kitchen Sink in room identified as "Staff Work Room" on Layout Sketch. **New Fixtures:** Oliveri Double Equal Stainless Steel Sink and Drain Basket - Model # 863-1 Moen 7185 CSL Brantford One Handle, High Arc, Pulldown Faucet - Stainless Steel	
	SUB-TOTAL	$ 12,800.00
14	**FLOORING**	
14.1	Remove and Replace existing flooring in "Staff Working Room", "Restroom # 1, "ADA Restroom", "Copy Room", and "Storage Room" with Naturelle Travertine "Bianco" Floor Tile - DT-5901	
	SUB-TOTAL	$ 4800.00
15	**INSULATION**	
15.1	Install Blow-In Insulation in Exterior Walls and Attic. Install Crawl Space insulation.	
15.2	Install Vapor Barrier in Crawl Space/Cellar	
	SUB-TOTAL	$ 6200.00
16	**FINISHES**	
16.1	Install new Gypsum Ceiling and Wall Board in former hallway bathroom identified as "Copy Room" on Layout Sketch	
16.2	Remove existing acoustic tile ceiling in "File Room". Install new Gypsum Board ceiling to match other rooms.	
16.3	Remove "Popcorn Ceiling" in "Research Room" and repair to flat ceiling to match existing rooms.	
	SUB-TOTAL	$ 2800.00
17	**LIGHTING**	
17.1	Remove existing fluorescent light fixtures throughout house. Replace with approximately twenty (20) new 4' - 4 Bulb Fluorescent Wraparound Fixtures. Add three (3) additional fixtures in hallway. Owner to identifiy new locations.	
17.2	Replace two (2) existing recessed light fixtures under front porch with new Round recessed light fixtures.	
17.3	Install three (3) additional round, recessed light fixtures under front porch. One in corner of porch, two to North of existing front door fixture. Equally spaced.	
17.4	Install one (1) new Outdoor 65w Dusk to Dawn Security Light on a white post near "Tee" handicap ramp landing area.	
17.5	Install six (6) new Track Light Systems provided by Owner. Three on each side, equally spaced along hallway and centered between new flourescent fixtures and South Wall of Hallway.	
17.6	Install new light fixtures in Closet Areas. Owner to select.	
	SUB-TOTAL	$ 2000.00

18	**MISCELLANEOUS**	
18.1	Install new Full Louvered Door, Casement, and Trim on "IT Closet" open doorway. Replace existing door in IT Closet with Full Louvered Door.	
18.2	Install 48" high Bead Board paneling and trim in both Bathrooms	
18.3	Replace Existing Kitchen Countertop and Backsplash with "Labrador Granite" (# 3692-46) laminate countertop.	
	SUB-TOTAL	$ 1200.00
19	**RAIN GUTTER SYSTEM**	
	Install new Galvanized Steel Rain Gutter system as specified in Engineer's Report - Exhibit "A"	
	SUB-TOTAL	$ 2800.00

TOTAL BASE BID $ ~~85,262.00~~ 85,262.00

	DEDUCT	
5	**PORCH DECKING**	
5.1	Base Bid - Remove and Replace approximately 50 SF of rotted, damaged deck flooring with matching, treated tongue and groove boards	
	SUB-TOTAL FROM ABOVE	$ 84,512.00

	ADD ALTERNATE	
20 - A	Alternate Bid - Remove all existing wood deck flooring. Replace with Trex Transcend Grooved Porch Floor Board (Color: Gravel Path) 1.125" x 4.25 (Available in 10', 12', or 16' lengths)	
		$ 8090.00

TOTAL BID - WITH DEDUCT OF ITEM # 5 AND ADD ALTERNATE OF ITEM # 20-A	92,602.00 $ ~~90,602.00~~

	ADD ALTERNATE	
20 - B	Alternate Bid - Remove all existing wood handicap ramp decking and railing. Replace with Trex Transcend 2" x 6" Square Edge Boards and 4" x 42" Trex Railing System with 36-inch "Square" Balusters.	
	ADD ALTERNATE TOTAL	$ 8600.00

PROPOSAL
For

Commercial Renovation and Construction Proposal for upgrades to "The York House"

The undersigned, as bidder, proposes and agrees if this proposal is accepted to contract with Pender County for the furnishing of all materials, equipment, and labor necessary to complete the construction of the work described in these documents in full and complete accordance with plans, specifications, and contract documents, and to the full and entire satisfaction of Pender County for the sum of:

BASE BID: _____ **Dollars $** 85,262.00

Respectively submitted this 19th day of September 2012.

JPd J Construction John Fedoronko
(Name of firm or corporation making bid)

Federal ID#: 20-2671762

Attest: _____

_____
Title

By: John Paul Fedoronko

Title: President

Address: 288 East Main St.
Burgaw NC 28425
910-279-6259

(Corporate Seal)