



September 9, 2021

Re: 2024 Beck St. - Housing Rehabilitation – Bid Proposal,

Dear Contractor:

The City of Manhattan, Kansas receives U.S. Department of Housing and Urban Development (HUD) Community Development Block Grant (CDBG) funds to conduct a Housing Rehabilitation Program. The City would be pleased to receive a bid from you for the rehabilitation of the home at 2024 Beck St.

Attached is a scope of work for the requested work. The Contractor walk-through to view the work is scheduled for **4:00 P.M., Thursday, September 16th, 2021.**

Please return your bid to the City Clerk's Office, City Hall, 1101 Poyntz Avenue, **before 3:00 P.M., Thursday, September 23, 2021**, at which time the City Clerk will open and read all bids aloud. **Bids must be in a sealed envelope marked:**

2024 Beck St. Housing Rehabilitation – Bid Proposal

Please note, Contractors that have been barred or excluded from working on federally funded projects cannot bid on this project. HUD encourages the contractor with the apparent low bid to be registered on the federal System for Award Management (www.sam.gov) prior to award of contract. HUD requires registration for contracts of \$25,000.00 or more.

Prior to starting work, you will be required to sign a Rehabilitation Construction Contractor Agreement with the City of Manhattan. A copy of this agreement can be obtained prior to bidding from the Community Development Department at the City of Manhattan.

If you have any questions regarding Housing Rehabilitation Program or the scope of work, feel free to call Shaun Linenberger at 785-587-2431, or email Shaun.Linenberger@cityofmhk.com.

Thank you for bidding on this project.

Sincerely,

Shaun Linenberger
Housing Rehabilitation Inspector

2024 Beck St.

City of Manhattan Housing Rehabilitation Program Contractor Bid Notification

Published in The Manhattan Mercury on September 11, 2021.

The City of Manhattan, Kansas receives U.S. Department of Housing and Urban Development (HUD) Community Development Block Grant (CDBG) funds to conduct a Housing Rehabilitation Program. The City is now requesting bids for the rehabilitation of the property at **2024 Beck St.**

This rehabilitation work includes Carpentry, Foundation Stabilization, Radon Mitigation, Painting egress window installation and Exterior Dirt Work. Bid packets may be downloaded from the City website at <https://cityofmnhk.com/bids>. The City Clerk at will receive **sealed bids** for this work at City Hall, 1101 Poyntz Avenue, Manhattan, Kansas, **before 3:00 P.M. on Thursday, September 23, 2021**, at which time the City Clerk will open all bids and read them aloud. **Bids must be submitted in a sealed envelope marked:**

2024 Beck St. - Housing Rehabilitation – Bid Proposal

A **mandatory contractor walk-through** is scheduled at this address at **4:00 P.M. on Thursday, September, 16th, 2021**. All prospective bidders are advised that no bids for this work will be accepted unless the bidder has viewed the property to be rehabilitated in the company of the Housing Rehabilitation Inspector.

All contractors awarded a contract involving Lead-Based Paint activities must have worker and/or supervisor certification.

Please note, Contractors that have been barred or excluded from working on federally funded projects cannot bid on this project. HUD encourages the contractor with the apparent low bid to be registered on the federal System for Award Management (www.sam.gov) prior to award of contract. HUD requires registration for contracts of \$25,000.00 or more.

Prior to starting work, the successful bidder will be required to sign a Rehabilitation Construction Contractor Agreement with the City of Manhattan. A copy of this agreement can be obtained prior to bidding from the Community Development Department at the City of Manhattan.

All persons awarded and/or entering into contracts with the City of Manhattan shall be subject to and required to comply with all applicable City, State, and Federal provisions pertaining to non-discrimination, Equal Opportunity and Affirmative Action.

Please direct questions regarding the Housing Rehabilitation Program or the Scope of Work for this project site to Shaun Linenberger via email to Shaun.Linenberger@cityofmnhk.com, or by phone at 785-587-2431.

CITY OF MANHATTAN
COMMUNITY DEVELOPMENT DEPARTMENT
CDBG Housing Rehabilitation Program

BID PROPOSAL

PROPOSAL SUBMITTED BY:

FIRM NAME: _____

ADDRESS: _____

TELEPHONE: _____

SUBJECT PROPERTY:

OWNER: Vikki Erker

ADDRESS: 2024 Beck St.
Manhattan, KS 66502

TELEPHONE: (785) 587-2431

_____ (CONTRACTOR)

Contracting Firm Name

HEREBY PROPOSES TO FURNISH LABOR AND MATERIALS COMPLETELY IN ACCORDANCE WITH THE WORK DESCRIPTION FOR THE ABOVE REFERENCED PROPERTY AND OTHER APPLICABLE CITY DATA, FORMS AND DOCUMENTS, INCLUDING THIS BID PROPOSAL FORM, FOR THE TOTAL SUM OF: _____ DOLLARS (\$ _____).

(Amount Spelled Out)

THE CONTRACTOR HEREBY CERTIFIES THAT THE WORK TO BE PERFORMED PURSUANT TO THIS BID PROPOSAL WILL BE ACCOMPLISHED WITHIN **30** DAYS FOLLOWING RECEIPT OF NOTICE TO PROCEED, UNLESS SUCH TIME IS EXTENDED BY THE CITY.

ALL MATERIAL IS GUARANTEED TO BE AS SPECIFIED. ALL WORK IS TO BE COMPLETED IN A MANNER ACCORDING TO ACCEPTABLE STANDARD PRACTICES OF THE CITY OF MANHATTAN.

WE HAVE READ AND UNDERSTAND THE SPECIFICATION FORMS, BID TERMS AND CONDITIONS, CONTRACT DOCUMENTS, AND OTHER RELEVANT HOUSING REHABILITATION GRANT PROGRAM FORMS AND DOCUMENTS AND HAVE INSPECTED THE SUBJECT PROPERTY. IF SELECTED AS SUCCESSFUL BIDDER, WE AGREE TO SIGN THE CONSTRUCTION CONTRACT AND AGREEMENT FOR REHABILITATION WORK.

THIS BID SHALL REMAIN IN EFFECT FOR A PERIOD OF THIRTY (30) DAYS FROM AND AFTER THE DATE OF SUBMISSION OF THIS PROPOSAL AS SHOWN HEREON AND MAY BE WITHDRAWN IF NOT ACCEPTED BY SAID DATE. IF SELECTED AS SUCCESSFUL BIDDER, WORK WILL NOT BEGIN PRIOR TO RECEIPT OF A WRITTEN NOTICE TO PROCEED.

THE ATTACHED BID PROPOSAL DETAIL SHEETS ARE INTENDED TO BE AND ARE A PART OF THIS BID PROPOSAL.

AUTHORIZED SIGNATURE

TITLE

DATE

Please return this Bid Proposal with your completed "Scope of Work" Form

2024 Beck St.

- A. Bidder understands that the **City** reserves the right to reject any or all bids and to waive any informality in the bidding.
- B. The bidder agrees that this bid shall be good and may not be withdrawn for a period of thirty (30) **calendar days** after the scheduled closing time for receiving bids.

CERTIFICATION:

I CERTIFY THAT I AM AUTHORIZED TO REPRESENT THE CONTRACTOR IN PREPARING AND PRESENTING THIS PROPOSAL. I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING (INCLUDING BUT NOT LIMITED TO THE INFORMATION CONTAINED IN THE REQUIRED CONTRACT PROVISIONS REFERENCED ABOVE) IS TRUE AND CORRECT.

EXECUTED ON _____ (DATE)

SIGNED BY: _____ TITLE: _____
AUTHORIZED PERSON PRINT

COMPANY NAME: _____

ADDRESS: _____

PLEASE NOTE: *BIDS NOT COMPLETELY FILLED OUT WILL BE CONSIDERED AN INCOMPLETE BID.*

Bids for this project must be in a sealed envelope marked **2024 Beck St. - Housing Rehabilitation – Bid Proposal**. The City Clerk will receive sealed bids for this work at City Hall, 1101 Poyntz Avenue, Manhattan, Kansas, **before** 3:00 P.M. Thursday, September 23, 2021, at which time the City Clerk will open and read all bids aloud.

Please Return This Form Completed With Bid Proposal Form

City of Manhattan Housing Rehabilitation Program

Scope of Work to be done for:

Owner: Vikki Erker
Address: 2024 Beck St.
Phone: 785-587-2431

General Notes: Work shall be performed in accordance with all the City of Manhattan building codes and the *General Specifications for the City of Manhattan Housing Rehabilitation Program*. **Lead Based Paint is not present on this project.**

- **CDBG Housing Rehab Staff has submitted the Scope of Work for permit review to Avery McNelly at Risk Reduction Office. Line Item 5 requires a building permit.**
- **The Contractor shall provide all required permit information to Risk Reduction Office including sub-contractors and the final scope of work with your bid. REMIND them that this is a CDBG Housing Rehab Project to have all permit fees waived.**
- **If a Trade Permit is Required, the specific trade contractor must contact Avery McNelly directly and the permit fee will also be waived.**
- **The Contractor is required to have the Permit on site before starting the project.**
- **The Contractor is responsible for having all utility locates done before any digging if applicable.**
- **The Contractor is responsible for scheduling Inspections with the Risk Reduction Office.**
- **The Contractor is responsible for all final measurements.**
- **The Homeowner will move furniture as needed or to their ability, prior to construction.**
- **It will be the Homeowner’s responsibility to remove and reinstall any non-essential utility lines, phone lines or cable TV lines, as needed to accomplish the work in the Scope.**

Note: All painted surfaces to be disturbed have been tested for lead-based paint (LBP). No Lead Based Paint was found on this project.

Daily Clean-up and Waste Disposal: Use safe work practice during clean up procedure. Clean all areas affected after daily work is completed. Solid and liquid waste shall be disposed of in accordance with appropriate and applicable State and or Federal Regulations.

Scope of Work: 2024 Beck St.

*******Items Involve LBP: *Lead based paint is not present on this project***

	Bid Price	Lead Cost
1. Carpentry:		NA
A. Cut out the vertical 1” x 2” boards as needed to install a horizontal 1” x 12” pre-primed exterior trim board around the bottom of the siding on all sides except on the exterior portion of the screened in porch addition.		
B. Demo interior basement wall covering & ceiling covering where needed to allow access for foundation vertical beams and ceiling joist anchors.		
Carpentry Total:		

2. Foundation Stabilization: The Contractor is responsible for the layout and measurements of all bracing locations per manufacture specifications.		NA
A. Using a foundation stabilization system, stabilize the east basement wall starting in the basement southeast corner bedroom and go into the northeast corner laundry room.		
Foundation Stabilization Total:		

3. Radon Mitigation System:		NA
A. Repair radon mitigation system. System shall meet State of Kansas mitigation standards and protocols. A pre-mitigation radon measurement was completed on July 25, 2021, and revealed an overall average of 3.4 pCi/l. It was discovered that the electrical components for the fan motor isn't code compliant and the fan motor itself doesn't work properly. Replace the electrical components and the fan motor with correct size. The radon contractor shall perform a radon measurement test after fan motor install and provide a written copy of the measurement results.		
Radon Mitigation System Total:		

4. Painting:		NA
A. Prep, caulk and paint all exterior wood siding & trim components using good quality paint and apply 2 coats. Confirm color with homeowner.		
Painting Total:		

5. Install Egress Window: Basement Bedroom		NA
A. Prep & Install egress window in the basement bedroom along the south wall sized per code requirement.		
B. Repair and finish any and all drywall that was removed for adding the egress window.		
C. Install proper sized window well and fill with properly sized gravel for drainage, per code requirement.		
D. Install hinged window well egress window cover designed for the size of window well used, that holds human weight if stood on.		
Install Egress Window Total:		

6. Dirt work:		NA
A. Backfill and create positive grade where egress window was installed. Provide any additional soil as needed and spread grass seed where all ground was disturbed by work.		
Landscape Total:		

Cost to Complete Scope of Work-----\$ _____

Lead Cost to Complete Scope of Work-----\$ NA

Total Base Bid Price for completing scope of work----- \$ _____

Alternate 1:		NA
A. Build wood boxes to cover foundation vertical beams and ceiling joist anchors and where carpet was cut out for anchor points on floor.		
B. Stain and finish the interior boxes that were built to cover the foundation stabilization system. Confirm with homeowner what color and sheen is preferred		
C. Replace damaged siding as needed to install 1" x 12" horizontal Trim Boards.		
Alternate 1 Total:		

Cost to Complete Alternate 1-----\$_____

Total cost to complete base bid, + Alternate 1----- \$_____

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PLEASE NOTE: *BIDS NOT COMPLETELY FILLED OUT WILL BE CONSIDERED AN INCOMPLETE BID.*