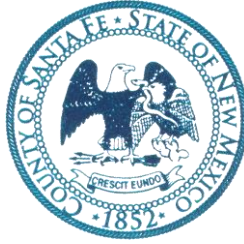


**Henry P. Roybal**  
Commissioner, District 1

**Anna Hansen**  
Commissioner, District 2

**Robert A. Anaya**  
Commissioner, District 3



**Anna T. Hamilton**  
Commissioner, District 4

**Ed Moreno**  
Commissioner, District 5

**Katherine Miller**  
County Manager

February 16, 2018

**RE-ROOFING OF PUBLIC HOUSING UNITS**

**RFP #2018-0060-HA/IC**

**ADDENDUM No. 3**

Dear Bidders,

This addendum is issued to reflect the following immediately. It shall be the responsibility of the interested bidder to adhere to any changes or revisions to the IFB as identified in this Addendum No. 3. This documentation shall become permanent and made part of the departmental files.

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**\*\*THE DEADLINE TO SUBMIT BIDS IS WEDNESDAY FEBRUARY 28, 2018 AT 2:00 PM AT 142 W. PALACE AVE, 2<sup>ND</sup> FLOOR, SANTA FE, NM 87501. BIDS WILL ONLY BE ACCEPTED FROM CONTRACTORS THAT ATTENDED THE MANDATORY PRE-BID MEETING AND SITE VISITS ON JANUARY 17, 2018.**

*On January 17, 2018 Santa Fe County held the pre-bid conference for the above referenced Invitation for Bid (IFB). Listed below are questions asked at the conference or received via email.*

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Question 1: Page 4A-3

- Item 5 asks for 4" insulation to have an R value of 56. Is this to be R5.6 per inch or is this the intent to achieve an R56?
  - Are the unconditioned portals roofs to receive insulation as well?
  - With the exception of crickets, do the housing units require any additional tapering for drainage?
  - How will the County determine the Contractor meets R value required?
  - In order to meet an R value being called out in the "specs", the roofing system would have to be over 10 inches thick, please clarify the County's requirements with clear specifications.

Response 1: Please refer to Roofing notes previously issued in addendum no. 2.

Question 2: Page 4A-3

- Item 6 asks the contractor to install a 30# felt for a vapor barrier and then Brai torch over a base sheet Brai application called out for in the specs is no longer in existence will the County consider other applications/roofing systems? If the County does not we have a few concerns we wish the County to address:
  - We are very concerned with the proposed application of a torch down roof system using open flames on older wood decks of occupied structures. Among the concerns are the following:
    - Insurance companies will require a special insurance for this application, will the County require the contractors include a specific letter and proof of such coverage for this type of application on occupied structures with the bid?
    - Insurance companies require the contractor be CERTA trained and approved for torch applications, will the County be requiring proof of this specific CERTA certification?

Response 2: Please refer to Roofing notes previously issued in addendum no. 2. No other certifications will be required.

Question 3: In lieu of the application of a torch applied system, will the County consider the use of either a cold applied modified bitumen roof system or the use of thermoplastic membrane (PVC and/or TPO)?

Response 3: No. Please refer to Roofing notes previously issued in addendum no. 2.

Question 4: What type of length of warranty required for the roof system? It is noted the insulation requires a 15 year warranty, but there appears to be no mention of the roof system its self.

Response 4: 15 year roofing warranty as well as 15 year labor warranty.

Question 5: Does the County require that the installed roof system have a UL Fire assembly approval and is the specific UL approval specified?

Response 5: No.

Question 6: Page 4a-5  
Project description states that the contractor shall remove and replace the roofing to include deteriorated decking loose stucco and replace canals. The wood decking is unknown nor can be reasonably anticipated, will the County provide a line item for a fixed sq. ft. decking for any additional decking needing to be replaced?

Response 6: Please see revised Bid sheet Attached.

Question 7: The contract states the awarded bidder will have 90 calendar days to complete the work, will the County consider expanding the time to 120 days? Please clarify working or calendar days.

Response 7: Yes the contract will be extended to 120 working days.

Question 8: Page 4A-82

- Provides for signage at project site, will this signage be required for all the various sites?

Response 8: One sign for each of the housing sites will be required.

Question 9: Page 4A-3 allows for various interpretations from each contractor whether or not a roof needs/requires additional insulation R-value and/or tapered rigid insulation. In interest of comparing “apples-to apples” bids, will the SFCHA set a scope with specifications for the entire project that tells the bidders exactly what to bid regarding rigid insulation substrate(s) for their roof system?

Response 9: Please refer to Roofing notes previously issued in addendum no. 2.

Question 10: Should bidders figure that the wood of the canales be left in place, and only new metal liners installed?

Response 10: Please refer to Roofing notes previously issued in addendum no. 2. for clarification.

Question 11: Is any painting, sealing or staining expected for the wood canales?

Response 11: Please refer to Roofing notes previously issued in addendum no. 2. for clarification.

Question 12: The Territorial style brick parapets for units 44-47 & 53-56 at the Camino de Jacobo complex have metal coping on the walls, what bidders should figure regarding those metal caps Please be specific for example remove metal caps, install new metal caps, etc.

Response 12: Please refer to Roofing notes previously issued in addendum no. 2. for clarification.

Question 13: Will each building require a separate County re-roofing permit? Are both CID permits and County permits required?

Response 13: No. CID permits will only be required.

Question 14: Would SFCHA consider a more technical, weighted proposal since there are no clear specification? This would allow SFCHA to ensure the job is awarded to the contractor that not only provides a competitive price but also takes an account for the contractors capacity to perform the work, experience and technical proficiency, customer service, longevity in business and so on.

Response 14: No. An invitation for Bid has already been issued.

Question 15: Please provide the square footage of each unit and the total square footage of the entire project.

Response 15: Square Footage of Housing Units:

1 bedroom 4-plex	3,483 x 3	10,449
1 bedroom Duplex	1,741 x 5	8,705
2 bedroom Duplex	1,811 x 5	9,055
3 bedroom	1,000 x 6	6,000
4 bedroom	1,258 x 2	2,516
	<b>Total</b>	<b>36,725</b>

Question 16: Will the County provide roof plans to the bidders?

Response 16: The County does not have as-built plans since they were built in the late 70's and early 80's

Question 17: Will the County provide all bidders with core samples?

Response 17: No.

Question 18: There were a lot of broken alcohol bottles, used needles, burnt spoons, and other drug paraphernalia on the roofs at the site visit, will the County be responsible to clean the roofs?

Response 18: The County will be responsible for clearing the roofs.

Question 19: In regards to all the broken bottles on the roof, how is the County going to address the warranty of a roofing system with tenants possibly penetrating roofs with broken glass?

Response 19: The County Housing Authority will do more thorough inspections of the units.

Question 20: Are there actual CSI specifications/drawings the County can provide for this project?

Response 20: No.

Question 21: Will the County allow Spray Polyurethane Foam (SPF) as an alternate roof system for the project?

Response 21: No. Please refer to Roofing notes previously issued in addendum no. 2.

Question 22: Both State and Federal wage rates were issued in addendum no. 2 which is the correct one for this project?

Response 22: Both wage rates are required to be issued because this project is a federally funded project and is over the \$60,000 threshold. It is the responsibility of the contractor to abide by the most stringent wage rates issued in order to be compliant.

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Please add this Addendum #3 to the original bid documents and refer to bid documents, hereto as such. This and all subsequent addenda will become part of any resulting contract documents and have effects as if original issued. All other unaffected sections will have their original interpretation and remain in full force and effect.

Proponents are reminded that any questions or need for clarification must be addressed to Iris Cordova, Senior Procurement Specialist at [icordova@santafecountynm.gov](mailto:icordova@santafecountynm.gov).

**\*\*REVISED\*\* BID FORM**

Lump Sum or Unit Price

BID FORMS  
Section 00310

**Project:** Re-roofing of Public Housing Units for the Santa Fe County  
Housing Authority

**IFB No.** 2018-0060-HA/IC

**Bidder:**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

This Bid is submitted to:

Santa Fe County Purchasing Division

142 West Palace Ave, 2<sup>nd</sup>  
Santa Fe, NM 87501  
Attn: Iris Cordova

1.0 The undersigned Bidder proposes and agrees, if this Bid is accepted, to enter into an agreement with the Owner in the form included in the Bidding Documents to perform and furnish all Work as specified or indicated in the Bidding Documents for the Contract Price and within the Contract Time indicated in this Bid and in accordance with the other terms and conditions of the Contract Documents.

2.0 The Bidder accepts all of the terms and conditions of the Invitation for Bid and Instructions to Bidders, including without limitation those dealing with the disposition of bid security and other Bidding Documents. This Bid will remain subject to acceptance for \_\_\_\_ days after the day of Bid opening. The Bidder shall sign and submit the Agreement between Owner and Contractor (hereinafter called Agreement) with the bonds and other documents required by the Bidding Requirements within 15 calendar days after the date of the Owner's Notice to Award.

3.0 In submitting this Bid, the Bidder represents, as more fully set forth in the Agreement, that:

A. The Bidder has examined copies of all the Bidding Documents and of the following Addenda (receipt of all of which is hereby acknowledged):

No. \_\_\_\_\_ Dated \_\_\_\_\_

No. \_\_\_\_\_ Dated \_\_\_\_\_

No. \_\_\_\_\_ Dated \_\_\_\_\_

No. \_\_\_\_\_ Dated \_\_\_\_\_

No. \_\_\_\_\_ Dated \_\_\_\_\_

No. \_\_\_\_\_ Dated \_\_\_\_\_

B. The Bidder has familiarized himself with the nature and extent of the Bidding Documents, Work,

site, locality, and all local conditions, laws, and regulations that in any manner may affect cost, progress, performance, or furnishing of the Work.

C. The Bidder has carefully studied all reports and drawings of subsurface conditions which are identified in the Information Available to Bidders and accepts the determination set forth in the Information Available to Bidders of the extent of the technical data contained in such reports and drawings upon which the Bidder is entitled to rely.

D. The Bidder has correlated the results of all such observations, examinations, investigations, explorations, tests, reports, and studies with the terms and conditions of the Bidding Documents.

E. The Bidder has given the Architect/Engineer written notice of all conflicts, errors, and discrepancies that he has discovered in the Bidding Documents, and the written resolution thereof by the Architect/Engineer is acceptable to the Bidder.

F. This Bid is genuine and not made in the interest of or on behalf of any undisclosed person, firm, or corporation and is not submitted in conformity with any agreement or rules of any group, association, organization, or corporation; the Bidder has not directly or indirectly induced or solicited any other Bidder to submit a false or sham Bid; the Bidder has not solicited or induced any person, firm, or corporation to refrain from bidding; and the Bidder has not sought by collusion to obtain for himself any advantage over any other Bidder or over the Owner.

G. The Bidder acknowledges that he has attended any mandatory pre-bid conference scheduled by the Owner and/or the Architect/Engineer pertaining to this project.

H. The Bidder agrees to show clearly on the envelope in which the Bid is submitted the Project

Name and Number, as well as Invitation for Bid Number.

4.0 Bids shall be presented in the form of a total Base Bid proposal under a lump sum contract plus any additive or deductive alternates that are selected by the Owner. A bid must be submitted on all bid items and alternatives. The Owner will not select segregated bids.

I. The Bidder will complete the Work for the following price(s) which do not include any gross receipts tax in the price(s):

A. **LUMP SUM PRICE** - Base Bid (please use typewriter or print legibly) (use words):

\_\_\_\_\_ (\$ \_\_\_\_\_)

All specific cash allowances are included in the price(s) set forth above.

Additional Decking Unit price per square foot \$ \_\_\_\_\_ \*Contractor shall submit in writing the request to the Santa Fe County Housing Authority for approval. NO additional decking is to be provided without the written approval from the Santa Fe County Housing Authority.

