

REQUEST FOR PROPOSAL (RFP)
PRE-DEMOLITION / RENOVATION
ASBESTOS SURVEY

for the

Seminole County New K-12 School

March 29, 2022

1) Introduction:

- a. Background Information:
 - i. The locations are the current site of the existing Seminole County Middle/High School located at 5579 GA-39, Donalsonville, GA 39845 and the current site of the existing Seminole County Elementary School located at 800 Marianna Hwy, Donalsonville, GA 39845. The Middle/High School site currently consists of the main school building and athletic complex. The Elementary School site currently consists of the main school buildings, a detached gym, a detached cafeteria/kitchen and a field house. It is currently unknown of the extent of asbestos containing materials present within each structure.
- b. Owner:
 - i. Seminole County Board of Education
203 E. 6th Street
Donalsonville, GA 39845
- c. Project Architect:
 - i. Altman + Barrett Architects
900 Circle 75 Parkway, Suite 1220
Atlanta, GA 30339
- d. A non-mandatory site visit for prospective respondents to this RFP will occur Thursday April 14, 2022 at 10:00 am. You will have the opportunity to walk the buildings scheduled to be demolished/renovated and have opportunity to ask questions of which will be addressed thru addendum if needed.

2) Submittal Requirements:

- a. This Request for Proposal (RFP) is for a pre-demolition/renovation asbestos survey for the location listed in Part 1.a.i of this RFP. Building demolition, asbestos abatement, and monitoring services will be advertised through a separate RFP at a later date and shall not be included as part of the services included within this RFP.
- b. Responses shall be submitted in an opaque envelope on the bid form supplied within this RFP and the outside of the envelope shall be clearly marked as Pre-Demolition/Renovation Asbestos Survey for the Seminole County New K-12 School.
- c. Responses must be received (mail or hand delivery only) by April 28, 2022 no later than 2:00 pm, after which time they will no longer be accepted. Responses will be opened, read aloud, and recorded at the office of Altman + Barrett Architects. Responses must be mailed or hand delivered to:

Altman + Barrett Architects, P.C.
900 Circle 75 Parkway, Suite 1220
Atlanta, GA 30339

- d. Project proposals shall include:
 - i. A summary of the proposal methodology, technical approaches in accomplishing the work, and understanding of the scope of the project.
 - ii. Team members, their roles, and applicable work experience.
 - iii. Qualifications, certifications, and licenses.
 - iv. Proposed project schedule.
 - v. Insurance certifications as follows:
 - 1. General Liability Insurance: Responses to this RFP shall certify that the Contractor will, at its own expense, maintain in force a policy of insurance which will insure against liability for property damage and/or injury/death with regard to any property or persons associated with the project. The liability and property damage coverage of such insurance shall not be less than One Million Dollars (\$1,000,000) per incident and Two Million Dollars (\$2,000,000) aggregate. If selected the Contractor will have the Owner added to said insurance policies as a named additional insured, on a primary, non-contributory basis, as its interests may appear, and to provide the Owner with a copy of the insurance policy from said insurance company, or companies, showing coverage as herein before required, such certificate to show the Owner as an additional insured and to provide that coverage shall be terminated without written prior notice to the Owner of at least thirty (30) days.
 - 2. Automobile Insurance: Responses to this RFP shall certify that the Contractor maintains automobile liability insurance and will provide the Owner with proof of coverage in an amount greater than or equal to One Million Dollars (\$1,000,000) for the duration of the contract. If selected, the Contractor shall provide the Owner with a copy of the insurance policy from said insurance company or companies, showing coverage as herein before required, such certificate to show the Owner as an additional insured and to provide that coverage shall be terminated without written prior notice to the Owner of at least thirty (30) days.
 - 3. Worker's Compensation Insurance: Responses to this RFP shall certify that the Contractor maintains Worker's Compensation Insurance in accordance with Georgia Law.

3) Project Information:

- a. Schedule:
 - i. It is anticipated that the asbestos survey work can begin immediately upon the full execution of a contract between the Owner and the successful proposer.
- b. Scope of Work:
 - i. The proposer selected for this project shall be required to provide services necessary for the performance and completion of work noted below.
 - 1. Perform a NESHAP pre-demolition/renovation asbestos survey for all structures, interior and exterior, for the properties listed in Part 1.a.i of this RFP.
 - 2. Prepare a report that includes but not limited to the following;
 - a. Summary of findings
 - b. Table showing materials analyzed and found to be ACM
 - c. Asbestos bulk sample data
 - d. Floor plan drawings and photos indicating ACM locations
 - e. Laboratory analysis reports and chain of custody.

3. Prepare and provide to Owner and Architect a written set of specifications for asbestos abatement based on findings of inspection.
 4. Be available for questions during abatement of project in order to ensure compliance with abatement regulations and specifications.
 5. Provide clearance sampling at all locations where buildings demolished connect to buildings to remain and provide such report to Owner and Architect. Within your proposal documents provide a unit cost for this work. The unit cost shall be included within the lump sum on the bid form.
- c. Basis of Compensation:
- i. The Owner is requesting a lump sum fee for this project. The lump sum fee must include all necessary costs to perform the work including but not limited to; labor, equipment, sample analysis fees, and reimbursable expenses.
 - d. The buildings scheduled to be demolished/renovated are currently occupied and the proposer must repair existing interior/exterior finishes as required to maintain weathertightness and its aesthetic finish following removal of each sample.
 - e. The survey of the site is available upon request by contacting Leah Jones at ljones@altmanbarrettarchitects.com

4) Selection Process:

- a. The following criteria shall be used in the selection process;
 - i. Proposal Fee
 - ii. Experience/Qualifications of Proposer
 - iii. Project approach
 - iv. Current workload and availability

5) Questions:

- a. Questions concerning this RFP shall be directed in writing to Leah Jones, Altman + Barrett Architects, at ljones@altmanbarrettarchitects.com.

The Owner reserves the right to reject any and all proposals and to waive technicalities and formalities.

Bid Form

Pre-Demolition Asbestos Survey for the following project:

20023 – Seminole County New K-12 School

Bid Deadline: 2:00pm. on Thursday, April 28, 2022. Bids received after the deadline will not be considered. Bids to be submitted on this form via mail or hand delivery. E-mail or fax bids will not be accepted. Bids will be received at the office of Altman + Barrett Architects (mailing and delivery address: 900 Circle 75 Parkway, Suite 1220 Atlanta, GA 30339) no later than the above stated time.

This bid is presented by:

Name of Firm _____

Address: _____

Telephone: _____ Fax: _____

E-Mail: _____

Date: _____

The Firm is represented by:

Name: _____

Title _____

Total lump sum bid to supply pre-demolition/renovation asbestos survey services for the existing Seminole County Middle/High School per the requirements of this RFP:

\$ _____.

Total lump sum bid to supply pre-demolition/renovation asbestos survey services for the existing Seminole County Elementary School per the requirements of this RFP:

\$ _____.

These bids will remain in effect for _____ Days.

Authorized Signature: _____.

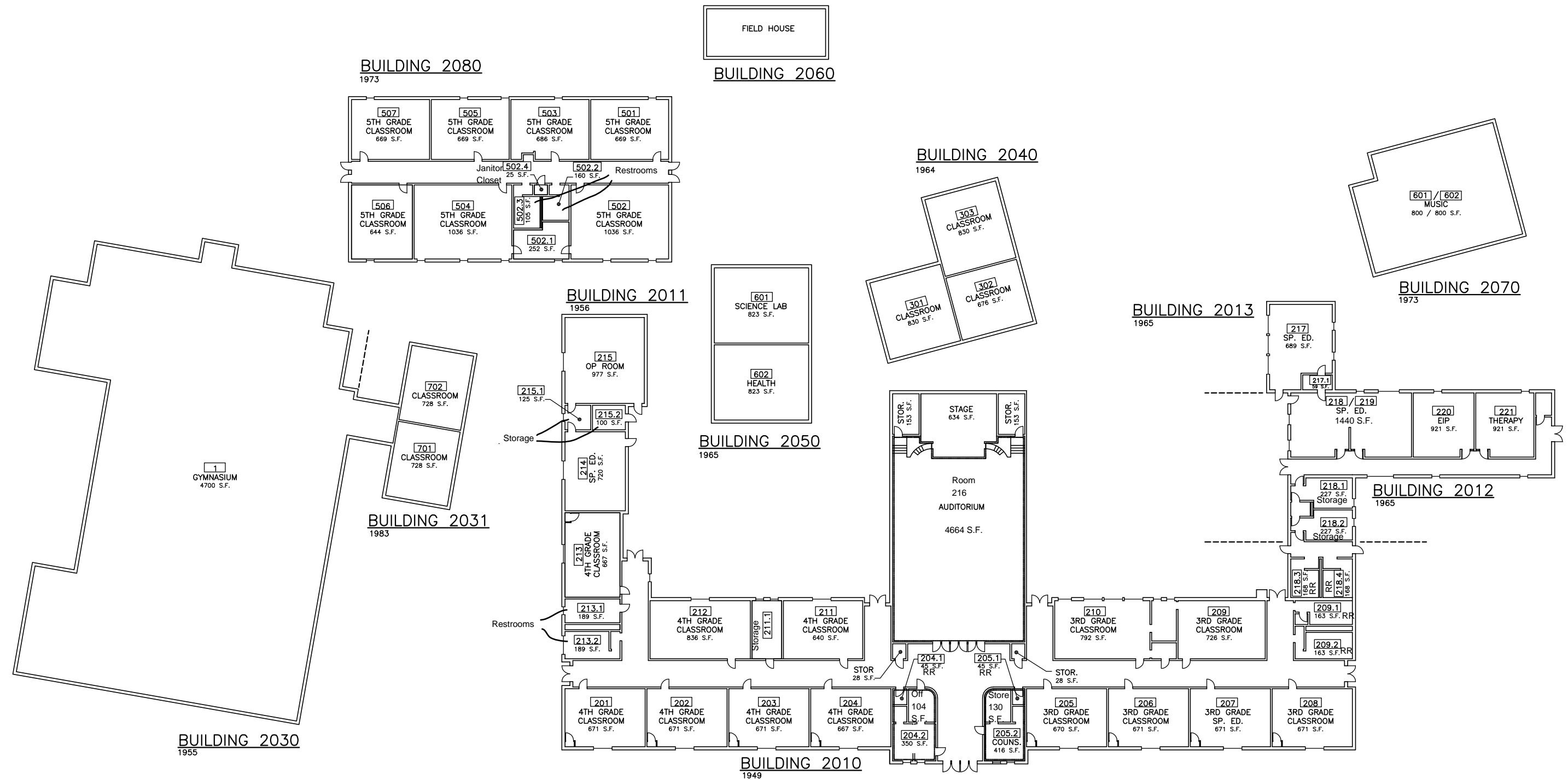
Date: _____

Seminole County Middle/High School



Seminole County Elementary School

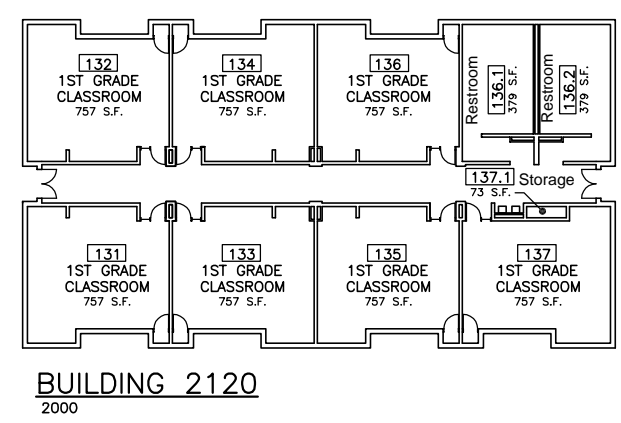
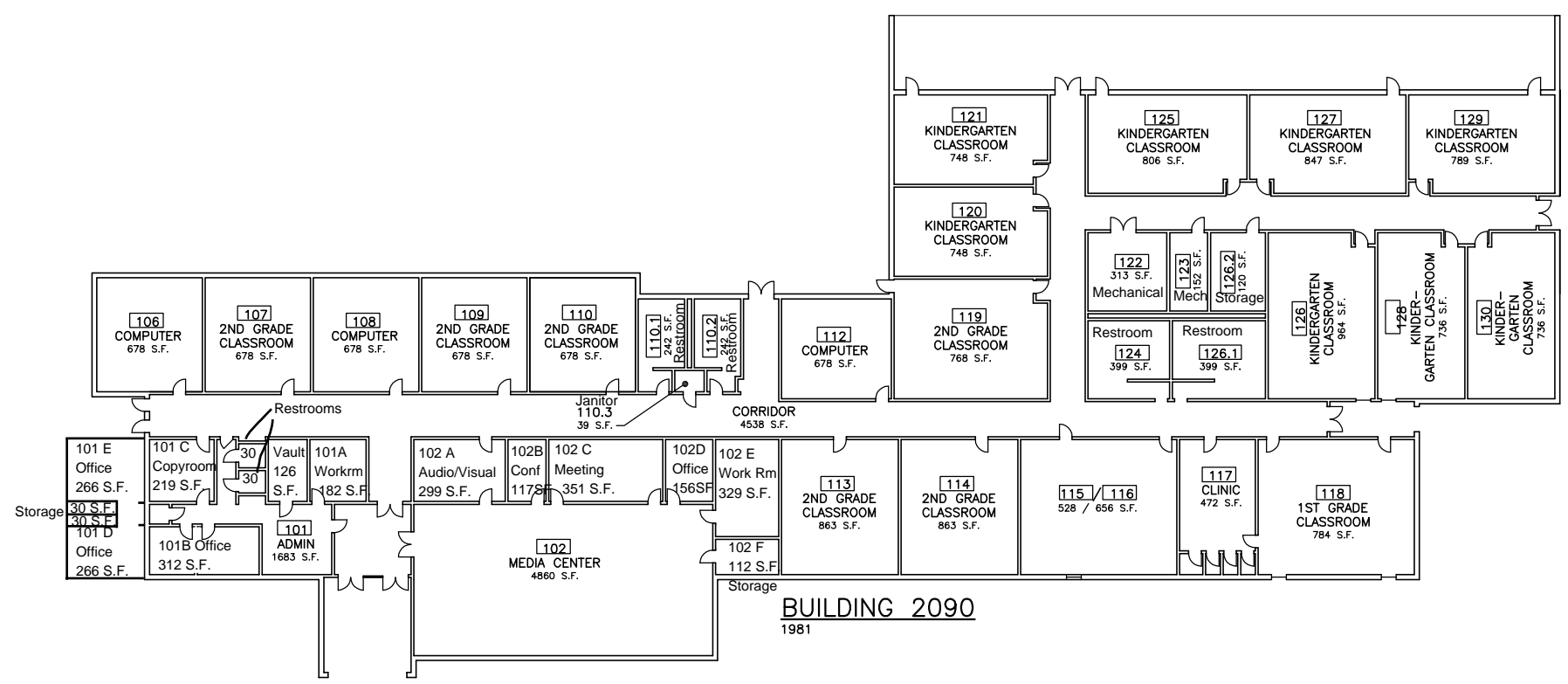
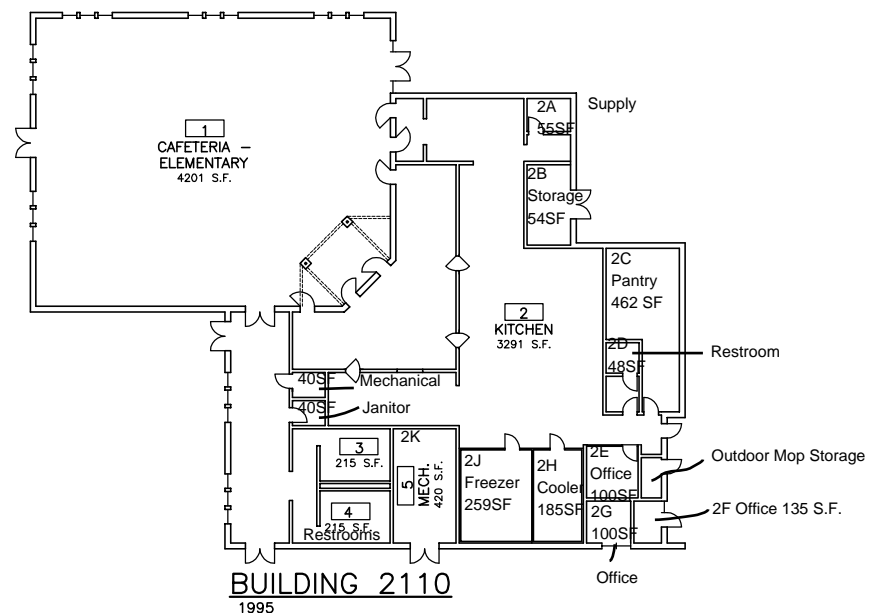




SEMINOLE COUNTY ELEMENTARY SCHOOL FLOOR PLANS

Seminole County_Elementary Facility_0296_120214

NO SCALE



SEMINOLE COUNTY ELEMENTARY SCHOOL FLOOR PLANS

Seminole County_Elementary Facility_0296_120214

NO SCALE