

REQUEST FOR PROPOSALS
Bid#19-20-000001 Sun Theater Rooftop Unit

CONFLUENCE ACADEMIES-GRAND CENTER ARTS ACADEMY–SUN THEATER, ST. LOUIS, MO 63103

Public Notice is hereby given that the Confluence Academies Board of Directors is seeking proposals to furnish labor and material for the removal and installation of high efficiency rooftop unit at the Grand Center Arts Academy – Sun Theater complex. (3625 Grandel Sq., St. Louis, MO 63108).

Proposals will be received until 12 noon on September 20, 2019 by John Klein, Director of Operations at the Confluence Charter School Resource Office, located at 611 North 10th Street, Suite 525, St. Louis, MO 63101. Award of the contract will be at a later date, after the package has been reviewed by the Director of Operations for compliance with required documentation. All proposals are subject to the approval of the Confluence Charter Schools Board of Directors.

A mandatory pre-bid meeting and walk-through is scheduled for Tuesday, September 10, 2019 at 10am at the Sun Theater. If the pre-bid meeting/walk-through is cancelled because of weather, notice will be posted on our website at <http://www.confluenceacademy.org>, once you arrive at the page you will find notices about this proposal under the information heading, then bids and proposals.

Interested bidders will furnish at their cost, 2 copies of the proposal. The proposal will include the plan for the labor, materials removal, installation and purchase of high efficiency commercial unit with programmable schedules. Contractor will be required to provide any additional electric, electric panels, plumbing/plumbing connections, controls and licenses required by the project. Further bidders will be required to provide a balancing report at the end of the project to show there are no “dead zones”, areas that are too positive in pressure or too negative in pressure. All bids should include warranty information for both parts and labor. Labor warranty needs to be at least year and parts needs to be at least 5 years. Since this is a design/build type project all bids should include a detailed explanation of how air conditioning will be provided for the project.

All bidders will have the ability to recommend a system that will, in their best belief, work for the school and the existing system that will provide adequate cooling that is highly efficient and easy to use. The brand, make, and model will be up to the contractor. The only requirement is that it can be serviced locally here in St. Louis, Missouri.

Current Series and Model

1. Trane Unit
2. Model # YHC120E4RXA
3. Serial # 132612599L
4. 10 Ton Unit / 2 Compressor System

Mechanical Installation

1. Remove and disposed of existing roof top unit
2. Unload and install new roof top unit
3. Connect new unit to existing piping/electrical as required. Modify piping and electrical per OEM recommendations
4. Insulate new piping if required
5. Replacement Unit to be designed with current building operations parameters
6. Unit to be installed on existing pad or replacement pad if necessary

Electrical Installation

1. Disconnect existing unit power and control wiring
2. Disconnect compressors for removal
3. Disconnect heat trace and replace on new unit piping as necessary
4. Reconnect existing power and control wiring to new unit

Documentation

1. Provide Confluence Academy with completion documentation (including submittals, drawings, warranties, etc.)

All proposals should have detailed descriptions of the scope of work to be completed. Costs should be broken out as follows at the Board of Directors may elect to phase this project over a two year period depending on costs.

- Part 1.** Material, labor and purchase of high efficiency units to cool classrooms only in main building.
- a. Cost for a 3 year service agreement for units and program.

Anticipated start date for work to begin on the awarded contract is October 1, 2019. All work should be scheduled to be completed by November 1, 2019 or sooner. Bidders must provide assurances along with deadlines needed to be met by Confluence Charter Schools to ensure this deadline can be met.

All proposals will be evaluated on the following point scale:

Cost	60
Warranty	10
Reference	5
Assurance of Project Completion	25
Total	100

All questions must be submitted in writing via email to john.klein@confluenceacademy.org. No phone calls or in person visits regarding the project will be accepted.

All proposals from bidders must be accompanied with the following information:

1. Contractor/subcontractors certification of qualifications and credentials
2. Certificate of liability insurance and workers comp insurance
3. Sample manufacture warranty and installer warranty for materials and labor
4. References, including phone number and contact information for at least 3 clients with similar type projects. It would be ideal if at least one of the clients is another school system
5. Length of time the company has been in business.
6. W-9 Form to be used if proposal is selected.
7. Assurance in writing that all work can be completed in the time frame specified with in this request.