



Garland/DBS, Inc.
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ROOFING MATERIAL AND SERVICES PROPOSAL

City of Coral Gables
War Memorial Youth Center Roofing Project
Date Submitted: 5/9/2016
Proposal #: 25-FL-160437
MICPA # 14-5903

Purchase orders to be made to Garland/DBS, Inc.

Please Note: The following estimate is being provided according to the pricing established under the Master Intergovernmental Cooperative Purchasing Agreement (MICPA) with Cobb County, GA and U.S. Communities. This estimate should be viewed as the maximum price an agency will be charged under the agreement. Garland/DBS, Inc. administered a competitive bid process for the project with the hopes of providing a lower market adjusted price whenever possible.

Scope of Work: Base Bid - Hot Applied Modified Bituminous Membrane Roofing

- A. Base Bid #1: (Sections: 1, 3, 4, 8, 12, 12A & 7, 9, 10)
1. Install Garland System In Lieu of GAF, install per M.C. Harry & Associates Plans and Details, entire Scope Shall Apply except System Change.
 2. Remove existing built-up roofing system and associated components, including flashings, down to existing lightweight insulating concrete.
 3. Install new Modified Bitumen Roofing System per NOA # 13-0716.06, System E (13) – Page 39 & 40, System #1.
 4. Install 1 Ply of HPR Glasbase mechanically attached per NOA.
 5. Install 2 Plies of HPR Glasfelt in full mopping of approved Type IV Asphalt.
 6. Install 1 Ply of Versiply Mineral Cap Sheet in full mopping of approved Type IV Asphalt.
 7. Install 2 ply modified flashings using Stressbase 80 & Versiply Mineral.
 8. Sump all drains 4' x 4' and install per Details, install over Mineral Finish 1 Coat of White Star at 4' x 4' area and broadcast bright white granules. (This does not change with Alternate #2)
 9. Install ISO & Coverboard crickets as needed to assure proper drainage.
 10. Install new Aluminum Counterflashing at Walls and Units per Details.
 11. Repair and coat top of EIFS Cornice and seal joint where it meets the parapet wall (roof side). Provide 1 year warranty.
 12. Install Lightning Protection as Specified.
 13. Install 040 Aluminum R-Mer Edge Pre-Fabricated Coping per Detail 2/ A2.2.
 14. Repair/ Replace Stucco as Specified and install 2 Coats of Tuff Coat Emulsified Acrylic Coating.

15. Provide 5 Year Contractor Warranty.
16. Provide 20 Year Garland Warranty.
17. ADD Alternate #2: Add 2 coats of Garlabrite per NOA Surfacing Option #2 & 30 Year NDL Warranty.

B. Base Bid #1: (Section: 5)

1. Install Garland System In Lieu of GAF, install per M.C. Harry & Associates Plans and Details, entire Scope Shall Apply except System Change.
2. Leaving in place the existing Modified Roof System, remove associated components, including flashings.
3. Install new Recover Modified Bitumen Roofing System per NOA # 13-0716.04, System D(3) – Page 47.
4. Install 1 layer of ¼” Securock over existing roof system.
5. Install 1 Ply of HPR Tri-Base Premium simultaneously attached through Dens-Deck and existing system into Steel Deck.
6. Install 2 Plies of HPR Glasfelt in full mopping of approved Type IV Asphalt.
7. Install 1 Ply of Versiply Mineral Cap Sheet in full mopping of approved Type IV Asphalt.
8. Install 2 ply modified flashings using Stressbase 80 & Versiply Mineral.
9. Sump all drains 4' x 4' and install per Details, install over Mineral Finish 1 Coat of White Star at 4' x 4' area and broadcast bright white granules. (This does not change with Alternate #2)
10. Install ISO & Coverboard cricketing as needed to assure proper drainage.
11. Install new Aluminum Counterflashing at Walls and Units per Details.
12. Repair and coat top of EIFS Cornice and seal joint where it meets the parapet wall (roof side). Provide 1 year warranty.
13. Install Lightning Protection as Specified.
14. Repair/ Replace Stucco as Specified and install 2 Coats of Tuff Coat Emulsified Acrylic Coating.
15. Provide 5 Year Contractor Warranty.
16. Provide 20 Year Garland Warranty.

C. Base Bid #1: Sections: 2, 14, 15

1. Install Garland System In Lieu of GAF, install per M.C. Harry & Associates Plans and Details, entire Scope Shall Apply except System Change.
2. Remove existing built-up roofing system and associated components, including flashings, down to concrete deck.
3. Install new Modified Bitumen Roofing System per NOA # 13-0716.07, System F (3) – Page 70.
4. Install 1 Ply of HPR Glasbase over entire roof and at flashings in full mopping of approved Type IV Asphalt.
5. Install 2 Plies of HPR Glasfelt in full mopping of approved Type IV Asphalt.
6. Install 1 Ply of Versiply Mineral Cap Sheet in full mopping of approved Type IV Asphalt.
7. Install 2 ply modified flashings using Stressbase 80 & Versiply Mineral.
8. At drains over Mineral Finish install, 1 Coat of White Star at 4' x 4' area and broadcast bright white granules. (This does not change with Alternate #2)

9. Install ISO & Coverboard cricketing as needed to assure proper drainage.
 10. Install new Aluminum Counterflashing at Walls and Units per Details.
 11. Repair and coat top of EIFS Cornice and seal joint where it meets the parapet wall (roof side). Provide 1 year warranty.
 12. Install Lightning Protection as Specified.
 13. Repair/ Replace Stucco as Specified and install 2 Coats of Tuff Coat Emulsified Acrylic Coating.
 14. Provide 5 Year Contractor Warranty.
 15. Provide 20 Year Garland Warranty.
- D. Section 6: See KEE Section.

Line Item Pricing

Item #	Item Description	Unit Price	Quantity	Unit	Extended Price
2.08	Tear-off & Dispose of Debris: SYSTEM TYPE BUR W/ Insulation and Mineral Surfacing - Concrete Deck	\$ 1.82	22000	SF	\$ 40,040
6.15.01	Roof Deck and Insulation Option: CONCRETE ROOF DECK - HOT APPLICATION - ASTM D 312 TYPE III OR IV ASPHALT - INSULATION OPTION: - Prime Roof Deck; Hot Mop Polyisocyanurate / Hot Mop Wood Fiber or Perlite to Provide an Average R-Value of 20 In Compliance FM 1-90 Requirements	\$ 3.09	22000	SF	\$ 67,980
10.11.02	BUILT-UP MODIFIED ROOF WITH MINERAL CAP SHEET ADHERED IN HOT ASTM D 312 TYPE III OR IV ASPHALT: ROOF CONFIGURATION 2 ply of Glass Felt, Mineral Surfaced Cap Sheet, Set in Hot ASTM D 312 Type III or IV Asphalt : ROOFING MEMBRANE OPTION: - ASTM D 6163 SBS Fiberglass Reinforced Modified Bituminous Sheet Material Type III - Minimum of 220 lbf/in tensile	\$ 4.81	22000	SF	\$ 105,820
20.11.07	NEW FLASHINGS FOR ROOFING SYSTEMS & RESTORATION OPTIONS: ROOF FLASHINGS FOR MODIFIED & COAL TAR PITCH ROOF SYSTEMS: Minimum 1 Ply of Base Flashing and Mineral Cap Sheet Installed in Hot ASTM D 312 Type III or IV Asphalt:FLASHING OPTION: - BASE PLY: SBS Modified Polyester/Fiberglass Reinforced Base Flashing Ply - 315 lbf/in tensile (ASTM D 5147); TOP PLY: ASTM D 6163 SBS Fiberglass Reinforced Modified Bituminous Sheet Material Type III - 220 lbf/in tensile	\$ 14.66	2000	SF	\$ 29,320
	Labor & Materials: EIFS Repairs	\$ 13,091	1	EA	\$ 13,091
	Sub Total Prior to Multipliers				\$ 256,251

22.11	JOB SITE SPECIFIC MULTIPLIERS APPLIED TO EACH LINE ITEM ON ASSOCIATE JOB: MULTIPLIER - LIMITED / OBSTRUCTED / DIFFICULT ROOF ACCESS Multiplier Applied when Access to the Roof is Limited to Specific Entry Points, Equipment & Materials Cannot be Lifted by Crane on the Roof, or Access is Dependent Upon Road Closure	30%	%	\$ 76,875
22.12	JOB SITE SPECIFIC MULTIPLIERS APPLIED TO EACH LINE ITEM ON ASSOCIATE JOB: MULTIPLIER - ROOF HAS LARGE AMOUNT OF PENETRATIONS / ROOF TOP OBSTRUCTIONS Multiplier Applied when Open Roofing Area is Limited Due to a Large Number of Roof Penetrations such as Soil Stacks, Sky Lights, Roof Drains, Exhaust Vents, HVAC Units, etc., or when there are a Large Amount of Roof Top Obstructions such as: Pipes, Duct Work, Electrical Wires, Hoses, etc.	50%	%	\$ 128,126
Sub-Totals After Multipliers				\$ 461,252

Base Bid Total Maximum Price of Line Items under the MICPA:	\$ 461,252
Proposal Price Based Upon Market Experience:	\$ 438,933
Owner's Contingency	\$ 9,067
Total Price	\$ 448,000

Competitive Bid Results: Base Bid

Florida Building and Supply, Inc.	\$ 438,933
Advanced Roofing	\$ 615,938
Certified Roofing Specialists, Inc.	\$ 645,168
Weather-Tech	\$ 657,327

Bid Breakdown (Florida Building and Supply, Inc.):

Labor & Non Garland Materials:	\$ 253,069
Garland Materials:	\$ 137,406
Freight:	\$ 6,500
Insurance:	\$ 4,565
Bonds:	\$ 3,950
General Conditions:	\$ 33,443

*General Conditions include: USC Fee, Overhead and Profit

Potential issues that could arise during the construction phase of the project will be addressed via unit pricing for additional work beyond the scope of the specifications. This could range anywhere from wet insulation, to the replacement of deteriorated wood nailers. Proposal pricing valid through 12/31/2016.

1. Sales and use taxes are excluded. Please issue a Tax Exempt Certificate.

2. Bonds are included.
3. Plumbing, Mechanical, Electrical, and Masonry work is excluded.
4. Temporary protection is excluded.
5. Prevailing Wages are excluded.
6. Any work not exclusively described in the above proposal scope of work is excluded.

If you have any questions regarding this proposal, please do not hesitate to call me at my number listed below.

Respectfully Submitted,

Ron Seitz

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