

BID PACKAGE 23A – MECHANICAL  
 BID PROPOSAL FORM ATTACHMENT “B”  
 Project: Mowat Middle School Cafeteria and Administration Addition

<b>CM</b>	<b>Culpepper Construction Co., Inc.</b> <b>1538 Metropolitan Blvd.</b> <b>Tallahassee, FL 32308</b> <b>Attn: Dane Peacock</b>	<b>Submitted by</b>	Firm _____ Contact _____ email _____ Phone _____ Address _____ _____
<b>Deliver to:</b>	<b>Culpepper Construction Co., Inc.</b> <b>1311 Balboa Ave.</b> <b>Panama City, FL</b> <b>Attn: Dane Peacock</b>		

**The undersigned:**

- A. Proposes to provide all labor, material, plant and services required to furnish and install complete all items required for **Bid Package 23A – Mechanical** for the construction and completion of the Mowat Middle School Cafeteria and Administration Addition, Bay County, Florida.

All in accordance with:

1. The plans and specifications as prepared by JRA Architects and their consultants.
2. The Conditions of Contract dated 05/19/23 including; Instructions to Bidders, Bidder Qualification Program General Conditions of Contract and the proposed Agreement between the Trade Contractor and Construction Manager.
3. All supplements which have been issued for this bid package and are numbers:

Number	Dated	Number	Dated
01	01/22/25		
02	02/06/25		

- B. The bidder acknowledges the right of the Construction Manager to reject any and all bids and to waive informality or irregularity in any bids received and to accept those bids which are judged to best serve the interest of the project.

If written notice of acceptance of this Bid is delivered to the undersigned within sixty days after the date of the opening of this Bid or any other tie thereafter before it is withdrawn, the undersigned will execute and deliver the issued Contract to the Construction Manager in accordance with the Bid as accepted, and will also furnish and immediately deliver to the Construction Manager the required Performance Bond, Labor and Material Payment Bond, and proof of insurance coverage, as described in the Instructions to Bidders.

- C. The Bidder is to list those Subcontractors to whom portions of the work will be sublet. List all firms that will supply labor at the job site, if none, so indicate. THIS LIST SHALL BE SUBMITTED WITHIN FORTY-EIGHT HOURS AFTER NOTIFICATION OF INTENT TO AWARD.

## D. ELABORATION OF SCOPE

### 1. General

Furnish all labor, material, plant, equipment, and miscellaneous accessories required to provide complete all **Mechanical** as for the construction and completion of the Mowat Middle School Cafeteria and Administration Addition.

### Description of Work

1. All provisions of the Project’s Conditions of Contract, Division 00 and Division 01 Specifications as included in the Project Manual entitled “Mowat Middle Cafeteria and Administration Addition, dated 01/26/25, apply to this and every Bid Package for this Project.
2. Specification Sections: 078400 (Firestopping), Division 23 (Mechanical).
3. Related Specification Sections: Balance of Contract Documents
4. Clarification of work included. The work of this bid Package includes, but is not limited to the following:
  - A. Furnish and install complete all work described in this bid package, the construction documents and specifications.
    1. Bid, performance, and payment bonds ARE NOT required for this bid package.
    2. Complete mechanical system including air distribution, cleaning, equipment, devices, ductwork, accessories, integrated controls, piping, test and balance, and all related accessories.
    3. Mechanical demolition including removal and disposal of demolished materials off-site.
    4. **078400 (Firestopping)**
      - a. Firestopping at penetrations in rated walls, horizontal assemblies, and smoke barriers.
    5. **Division 23 (Mechanical).**
      - a. General provisions
      - b. Electric motors
      - c. Meters and gauges
      - d. Pipes and pipe fittings
      - e. Piping specialties
      - f. Valves
      - g. Supports, anchors, and seals
      - h. Vibration isolation
      - i. Mechanical identification
      - j. Access doors
      - k. Excavation and backfill
      - l. Start-up

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- m. Testing, cleaning, and sterilization of piping systems
  - n. Exterior insulation for ductwork
  - o. Insulation for HVAC equipment and piping
  - p. Variable frequency drives
  - q. Direct digital controls
  - r. Heating hot water and chilled water systems
  - s. Heating hot water and chilled water preinsulated piping
  - t. Hydronic specialties
  - u. HVAC pumps
  - v. Ductwork
  - w. Ductwork accessories
  - x. Fans
  - y. Variable Air Volume (VAV) terminal units
  - z. Grilles, registers, and ceiling diffusers
  - aa. Wall louvers
  - bb. Bi-polar ionization air cleaning equipment
  - cc. Condensing boilers
    - i. Provide protective cage at boiler intake and exhaust
  - dd. Package air-cooled chillers
  - ee. Custom air handling units
  - ff. Ductless split system air conditioning units
6. For each point where hydroponic piping crosses the wall of the hardened area, the penetration shall be protected.
7. Provide typical wall pipe penetrations assembly according to (Detail 2, M4.2).
8. Test and balance of mechanical systems to be provided by owner.
9. Commissioning of mechanical systems to be provided by owner.
  - a. Mechanical contractor to provide labor and material as required to assist and participate in the commissioning process for the scope of work as described in the project specifications (Spec. Section 23 08 00)
10. Provide housekeeping pads, equipment pads, and other equipment support associated with this scope of work.
11. Furnish curbs, flashing and counterflashing for penetrations and roof-mounted equipment. Curbs and flashing will be installed by others.
12. Excavation, trenching, trench protection, pipe bedding, backfill (using materials from offsite if onsite materials are not suitable for backfill), compaction, and compaction testing for all underground mechanical work.
13. Permits and fees as required by local government agencies.

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14. Protect work of this package from damage until the date of substantial completion. Clean, patch, or replace damaged work.

**APPLICABLE TO ALL BID PACKAGES**

- Trade Contractor shall furnish on-site project supervision whenever its crews are on site. This supervisor must be capable of answering all questions regarding project status, project schedule, work plan, etc. and have the authority to make commitments for job-site activities to the Construction Manager’s supervisory staff.
- Culpepper Construction Company job sites are tobacco-free. Trade Contractors are to abide by these policies.
- Furnish, install, and maintain all scaffolding, barricades, signage, and safety precautions in accordance with all OSHA requirements, as required for the complete construction of the building components included in this bid package, including leading edge protection for this trade contractor’s personnel.
- Furnish, install, and maintain all hoisting required for the construction of the building components included in this bid package.
- Repair all fireproofing or insulation damaged by the installation of this Trade Contractors work.
- Removal and legal disposal and/or recycling of all trash, debris, and spoil resulting from this work.
- Project Access is limited due to the nature of the site and surrounding buildings. Removal and Delivery of materials shall be coordinated with the Construction Manager. The work will be performed in the sequence and access plan and schedule provided by the Construction Manager.
- Furnish all submittals and as-built drawings in accordance with the Contract Documents.
- The bidder is solely responsible for providing and/or obtaining all necessary field dimensions and surveys required to complete or fabricate the work of this bid package. (No submittals will be reviewed by the Construction Manager containing any notes similar to “Contractor Verify”).
- Furnish and install all access panels necessary to provide access to the work of this Trade Contractor. All access doors shall have the same rating as the assembly in which they are installed.
- Furnish and install complete all blocking and backing required for the installation of the building components of this bid package.
- Substantial Completion will not be established until the submission and approval of all closeout documents including, but not limited to Lien Waivers, Warranties, O & M’s, Owner Training, “As Built”, Approved TAB, and Completed Commissioning.

**E. WORK NOT INCLUDED in the scope of this Bid Package:**

- N/A

**BASE BID:**

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Respectfully submitted,

Firm Name: \_\_\_\_\_

By: \_\_\_\_\_  
(Signature)

\_\_\_\_\_  
(Printed Name and Title)