



STATE OF HAWAII
DEPARTMENT OF HUMAN SERVICES
HAWAII PUBLIC HOUSING AUTHORITY
1002 NORTH SCHOOL STREET
P.O. BOX 17907
Honolulu, Hawaii 96817

BARBARA E. ARASHIRO
EXECUTIVE ASSISTANT

ADDENDUM NO. 1

TO THE
PLANS AND SPECIFICATIONS
FOR
FURNISHING LABOR AND MATERIALS
REQUIRED FOR

FAIR HOUSING RENOVATIONS AT LANAKILA HOMES

HA 1004 & 1013

HILO, ISLAND OF HAWAII, HAWAII

HPHA JOB NO. 07-007-104-S

DECEMBER 2009

The items listed hereinafter are hereby made a part of the contract for the above project and shall govern the work, taking precedence over previously issued plans and specifications governing the items mentioned.

A. SPECIFICATIONS

1. SPECIFICATIONS FRONT COVER

- a. The Invitation for Bidders (IFB) number shall be amended from CMS-2008-03 to CMS-2009-31.

2. INVITATION FOR BIDS

- a. The opening date has been postponed from December 10, 2009 to December 15, 2009 at 2:00 p.m., HST.

3. FORM OF BID

- a. Delete the Form of Bid in its entirety and replace with the attached Revised Form of Bid.

4. DIVISION 2 – SITE WORK

a. SECTION 02050 – DEMOLITION, REMOVAL AND RELOCATION

Para. 3.03.A, Delete this paragraph and insert the following paragraph:

“A. Relocation of Tenants: Relocate tenants from 20 four-plex townhouse structures consisting of one, two, three and four bedroom units. Tenants will be moved into housing units in Lanakila Homes, and moved back to their original units in 8 phases. Each phase will be tenants from 2 and/or 3 buildings, four units per building. All personal belongings including furniture and appliances, except for refrigerator and ranges, shall be packed by the tenants in boxes provided by the Contractor and removed by the Contractor from each unit prior to construction. Each tenant shall be responsible to pack their own personal belongings and to personally relocate all personal electronic equipment including but not limited to computers, stereo equipment, cameras and other fragile items. At the completion of the work, the Contractor shall provide boxes for use by the tenants as required and shall relocate the tenants back into their original units.

B. DRAWINGS

ARCHITECTURAL

1. Plan Sheet No. A-1.1 – BUILDING TYPE “A” – 1ST FLOOR DEMOLITION PLAN

a. Add additional doors to be removed.

2. Plan Sheet No. A-1.2 – BUILDING TYPE ‘A” – 1ST FLOOR NEW WORK PLAN

a. Add additional “new” doors.

b. Delete “INTERIOR PAINTING NOTES” in its entirety.

3. Plan Sheet No. A-2.1 – BUILDING TYPE “B” – 1ST FLOOR DEMOLITION PLAN

a. Delete “NOT IN CONTRACT” note and add additional demolition work.

4. Plan Sheet No. A-2.2 – BUILDING TYPE “B” – 1ST FLOOR NEW WORK PLAN

a. Delete “NOT IN CONTRACT” note and add additional new work.

b. Delete “INTERIOR PAINTING NOTES” in its entirety.

5. Plan Sheet No. A-2.3 – BUILDING TYPE “B” – 2nd FLOOR PLAN (EXISTING)

- a. Add new sheet.

ELECTRICAL

1. Plan Sheet No. E-1.2 – BUILDING TYPE “B” – ELECTRICAL FLOOR PLAN (BLDG. #14)

- a. Add additional new work in kitchen area.

2. Plan Sheet No. E-1.9 – BUILDING TYPE “H” – ELECTRICAL FLOOR PLAN (BLDG. #4)

- a. Delete scope of work between grids “2” through “4”

C. CLARIFICATIONS (No drawings will be re-issued)

ARCHITECTURAL

1. Plan Sheet A-0.1 - MASTER SITE PLAN

- a. Replace “NOTES” with “INTERIOR PAINTING NOTES” and revise note #2 to read “PAINT ALL INTERIOR WALLS, CEILING SURFACES, DOORS, DOOR FRAMES AND TRIMS, WINDOW FRAMES AND TRIMS OF ALL EIGHTY (80) UNITS EXCLUDING THE STORAGE AND HEATER ROOMS.”

2. Plan Sheets A-1.3 – BUILDING TYPE “A” – 2ND FLOOR PLAN (EXISTING)

- a. Delete “INTERIOR PAINTING NOTES” in its entirety.
- b. Revise “2ND FLOOR SCOPE OF WORK” notation to read “2ND FLOOR SCOPE OF WORK: PAINT ALL INTERIOR WALLS & CEILING SURFACES (SEE “INTERIOR PAINTING NOTES” ON SHEET A-0.1)”

3. Plan Sheets A-3.2, 4.2, 5.2, 6.2, 7.2, 8.2, 9.2, 10.2, and 11.2, - various building type floor plans

- a. Delete “INTERIOR PAINTING NOTES” in its entirety.

4. Plan Sheets A-10.3 – BUILDING TYPE “J” – 2ND FLOOR PLAN (EXISTING)

- a. Delete “INTERIOR PAINTING NOTES” in its entirety.
- b. Revise “2ND FLOOR SCOPE OF WORK” notation to read “2ND FLOOR SCOPE OF WORK: PAINT ALL INTERIOR WALLS & CEILING SURFACES (SEE “INTERIOR PAINTING NOTES” ON SHEET A-0.1)”

0. Plan Sheet A-13.2 – DOOR & MISCELLANEOUS DETAILS
Detail A –
Add door note #5 to read: "5. ALL NEW BATHROOM OR TOILET DOORS WITH EXISTING EXHAUST FANS, TO BE UNDERCUT 1-1/2 INCHES."

REQUESTS FOR INFORMATION (RFI)

0. Question: (Fax submission by "Big Island Electric Service, LLC") "ON SHEET A-12.1, NOTES 5. ALL WIRING WITHIN THE 2 HOUR FIRE RATED WALLS & IN CEILINGS 6 FEET AWAY FROM 2-HOUR FIRE RATED WALLS, SHALL BE TYPE AC CABLES. CAN EMT OR STEEL FLEX BE USED IN THAT CASE? IS RANGES ELECTRIC OR GAS TYPE? EXISTING CIRCUITS FOR RANGE AND RANGEHOOD ARE SEPARATED IN THE PANEL?"

Response:

All wiring within the 2 hour rated walls and in the ceilings 6' away from the rated walls shall be type AC cables as originally approved by the County inspector

Electric ranges were provided for units identified as "accessible" (see floor plans for "ACCESSBIBLE UNIT" note located towards the top of the sheet(s) and below the horizontal dimension lines); gas ranges were provided for the remaining units.

The electric range and range hood are on separate circuits.

MINUTES OF PRE-BID MEETING

The attached Minutes of Pre-bid Meeting are hereby incorporated and made part of the contract for the above Proposal documents and shall be used to clarify and/or amend the previously issued drawings and specifications effective the date of this addendum.

Approved by:



Rick T. Sogawa
Acting Procurement Officer



7. HPHA may assign parking on grassed (landscaped) areas but the Contractor will be responsible for restoring the area after construction. Restoration will also include the aeration of the entire parking area used by the Contractor.
8. Limited onsite storage areas for the Contractor will be determined by the Housing Area Manager. Security for the onsite stored materials will be the responsibility of the Contractor.
9. Contractor will be responsible to contact HELCO to disconnect and to turn on the electrical power for each unit within the building clusters as he performs and completes his work.
10. Final inspections will be conducted after the completion of work for each building cluster. There will be 8 final completion dates.
11. Trash collection day is Tuesday. Contractor is responsible to provide street access for the trash collection trucks.
12. Contractor to salvage all splash blocks and remove and reinstall any removed splash block after completion of construction. All remaining splash blocks shall be turned over to the Housing Area Manager.

QUESTIONS

1. A question was raised about the quantity of boxes to be provided to each tenant for their use to pack their belongings.

Response: The moving company hired by the Contractor shall be responsible to provide the quantities necessary for the moving out and the moving back in of each tenant.

SITE INSPECTION

A site walk-through with all attendees was conducted after meeting was adjourned at 10:00 a.m..

END

Submitted by:
Dennis Nakamoto A.I.A.
for INK ARCH, LLC

PRE-BID MEETING ATTENDANCE SHEET

Fair Housing Renovations at Lanakila Homes

November 17, 2009

9:00 a.m.

<u>Name</u>	<u>Company</u>	<u>Phone/Fax No.</u>	<u>Email Address</u>
MITCHELL KAWAMURA	HPHA - CMS	832-5373/832-6030	mitchell.h.kawamura@hawaii.gov
KELBERT YOSHIDA	HPHA - CMS	620-3343/832-6030	kelbert.h.yoshida@hawaii.gov
DENNIS NAKAMOTO	INK ARCH, LLC	342-3142	nakamotod@hawaii.rr.com
LESTER MENDE	ACE CONTR. INC	Fax 981-5557 981-6711	LMENDE@ACE.AOL.COM
ROQUE SOLMERA	SOCIETY CONST. LLC	P-455-8191 P-455-1402	SPREST@hawaii.rr.com
GUY NAKAMOTO	Nakanoto construction	435-7767 744-4454	Fax 961-5194 rmgr@hawaiian.tel.biz
JIM DAVID	CENTRAL CONST.	935-7767 961-9154	
TRACY TAWATA	ISEMOTO CONTR.	935-7194 961-6417	icedwain@ihawaii.net
RAMON HIRAMAKI	EDWARDS HIRAMAKI ELEC	969-6945 935-0700	EDWARDS@HIRAMAKI.ELEC. @YAHOO.COM
CLARENCE HIGA	STANS CONTRACTING	935-2566	SCING OGAWA & HAWAII. RR. COM
TIMMY PEGEMORE	HDITA	933-0474	
GENE NAGAO	Constructors Hi.	935-2855	lesterb@hawaii.rr.com
JONATHAN OBA	IMATA & ASSOC, INC.	935-6827	imatatilo-jon@hawaii.rr.com
DAVID IMATA	IMATA & ASSOC, INC.	935-6827	DAVID-HILO@HAWAII. RR. COM
Paul Milby	Alan Shintani, Inc.	841-7631	paul@alan-shintani.com
John Kelly	KELLY CONST.	329-1971/5267274	JKELLY1971@AOL.COM

**REVISED FORM OF BID
(PROPOSAL)**

**FURNISHING LABOR AND MATERIALS
REQUIRED FOR THE**

FAIR HOUSING RENOVATIONS AT LANAKILA HOMES

HA 1004 & 1103

HILO, ISLAND OF HAWAII, HAWAII

TAX MAP KEY: 2-4-028: 007

HPHA JOB NO. 07-007-104-S

To: Hawaii Public Housing Authority (HPHA)
1002 North School Street
Honolulu, Hawaii 96817

1. The undersigned ("Bidder"), having visited the worksite and being familiar with the conditions under which the work is to be performed and having read the specifications and other documents relating to Job No. 07-007-104-S, **FAIR HOUSING RENOVATIONS AT LANAKILA HOMES**, HA 1004 & 1103, Hilo, Island of Hawaii, Hawaii, hereby proposes to furnish all labor, materials, equipment, and services required to perform the following, in place complete, all the work as shown and called for, all according to the true intent and meaning of the plans and specifications, for the Lump Sum Bid including the County of Hawaii building permit fee and any other applicable fee(s) for the specified work below:

BID ITEM #1: FAIR HOUSING RENOVATIONS, which includes 20 four-plex townhouse structures consisting of 80 one-, two-, three- and four-bedroom housing units. The work includes, but is not limited to selective removal work, concrete slab extension, wood doors, countertops and cabinets, resilient tile flooring, gypsum wall board, exterior painting of masonry walls around trash enclosures, incidental exterior painting (touch-up), complete repainting all interior wall and ceiling surfaces excluding the lanai and the interior of heater and storage rooms, plumbing, electrical work, housecleaning services, and all incidental related work for a lump sum bid of:

_____ DOLLARS (\$ _____)

BID ITEM #2: STATE GENERAL EXCISE TAX FOR BID ITEM #1 (_____ %):

_____ DOLLARS (\$ _____)

BID ITEM #3: SITE WORK, which includes concrete unit masonry trash enclosures with concrete pads, asphalt concrete pavement, polymer modified concrete topping sidewalks, pavement markings, water and sewer connections, landscape, and related site work for a lump sum bid of:

_____ DOLLARS (\$_____)

BID ITEM #4: STATE GENERAL EXCISE TAX FOR BID ITEM #3 (_____%):

_____ DOLLARS (\$_____)

BID ITEM #5: COSTS FOR RELOCATION OF TENANTS DURING CONSTRUCTION. Tenants from 20 four-plex townhouse structures consisting of one-, two-, three- and four-bedroom units will moved into housing units in Lanakila Homes, and moved back to their original units in eight (8) phases. Each phase will require the relocation of tenants from four (4) 1-, 2-, 3- or 4-bedroom units per building with each phase consisting of two (2) or three (3) buildings. All personal belongings including furniture, except refrigerators and ranges, shall be removed by the Contractor from each unit prior to construction. The Contractor shall provide cardboard boxes as required to each unit to be relocated. At the completion of the work, the Contractor shall relocate the tenants back into a renovated unit.

_____ DOLLARS (\$_____)

BID ITEM #6: STATE GENERAL EXCISE TAX FOR BID ITEM #5 (_____%):

_____ DOLLARS (\$_____)

TOTAL LUMP SUM BID AMOUNT (SUM OF BID ITEM NOS. 1, 2, 3, 4, 5 and 6):

_____ DOLLARS (\$_____)

2. The low bidder for purposes of award shall be the conforming responsible and responsive bidder offering the lowest total bid amount.
3. Subject to the availability of funds, the HPHA reserves the right to delete one or more of the bid items.
4. In submitting this bid, it is understood that the Bidder has examined and is familiar with the existing site conditions and the scope of work as provided by the drawings and specifications and accepts all conditions of the work.
5. The Bidder proposes to complete the work specified above within **365** calendar days from the date designated in the Notice to Proceed (NTP) letter after the award of the bid.

6. The liquidated damages shall be **\$1,000.00** for each calendar day of delay.
7. The Bidder understands that this bid may not be withdrawn within one hundred twenty (120) calendar days after the opening of bids.
8. It is understood and agreed that if the Bidder fails to start the work at the job site within thirty (30) calendar days as indicated on the approved working schedule, the failure will be sufficient cause to terminate the contract as specified in the HPHA General conditions (ARTICLE 7.27, TERMINATION OF CONTRACT FOR CAUSE). Work at the job site is defined as any Contractor operations as detailed in the working schedule approved by the HPHA.
9. Failure to complete the bid proposal in its entirety may cause a bid to be considered non-responsive.
10. Bid Security in the Sum of _____
_____ DOLLARS (\$ _____) in the
form of _____ is submitted in accordance with the Specifications.
11. Upon acceptance of this bid, the undersigned hereby agrees to enter into, execute, and deliver the Contract set forth in the specifications and furnish the required bond within ten (10) calendar days after the contract is presented to him for signature.

12. PREFERENCES

The following conditions shall apply:

- a. In-State Contractor Preference, when selected by the Bidder, may not be used with any other preferences, such as the Hawaii Products Preference.
- b. Recycled Products Preference shall not apply to this proposal.
- c. It is further understood by the Bidder that upon being granted Hawaii Products Preference, and being awarded the contract, if the Bidder fails to use such products or meet the requirements of such preference, the Bidder shall be subject to penalties, if applicable.
- d. The Reciprocal Preference shall apply to this proposal. The Executive Director will impose a Reciprocal Preference to all out-of-state bidders that is equal to the Preference Requirement that prevails at the State where the Bidder is domiciled.

HAWAII PRODUCTS PREFERENCE

Certain Hawaii products and their established classes described in the Hawaii Product Preference Schedule are acceptable for use in the Project. To claim a Hawaii Products Preference, the Bidder shall designate in the attached Hawaii Product Preference Schedule which individual product and its price is to be supplied as a Hawaii product.

Pursuant to section 103D-1002, HRS, where a bid contains both Hawaii and non-Hawaii products, then for the purpose of selecting the lowest bid, the price bid for a Hawaii product item shall be decreased by subtracting ten per cent for class I Hawaii product items bid or fifteen per cent for class II Hawaii product items bid. Section 103D-1001, HRS, provides the definition for class I and class II products. The lowest total bid, taking the preference into consideration, shall be awarded the contract unless the bid provides for additional award criteria. The contract amount of any contract awarded, however, shall be the amount of the bid, exclusive of the preferences.

The Hawaii Product Preference shall not apply whenever its application will disqualify any governmental agency from receiving federal funds or aid.

Any contract awarded or executed in violation of the Hawaii Products Preference requirements pursuant to 103D-1002, HRS, shall be void and no payment shall be made by the HPHA on account of the contract. Pursuant to Section 4 of Act 175, Session Laws of Hawaii 2009, if the Procurement Officer finds that in the performance of that contract there has been a failure to comply with section 103D-1002, HRS, the contract shall be void and the findings shall be referred for debarment or suspension proceedings under section 103D-702, HRS.

Bidders are encouraged to review section 103D-1002, HRS, as amended by Act 175, Session Laws of Hawaii 2009.

HAWAII PRODUCT PREFERENCE SCHEDULE

ACCEPTABLE HAWAII PRODUCTS			HAWAII PRODUCTS TO BE USED
Description	Class	Manufacturer	Cost FOB Jobsite, Unloading, Including Applicable General Excise & Use Taxes
<u>Aggregate and Sand - Basalt, Rock and Cinder</u>	I	<u>Ameron HC & D</u>	\$ _____
	I	<u>Grace Pacific Corp.</u>	
	I	<u>Jas. W. Glover, Ltd.</u>	
	I	<u>Hawaiian Cement</u>	
	I	<u>West Hawaii Cement</u>	

<u>Asphalt and Paving Material Asphalt Concrete Mixes</u>	 	<u>Black Plumeria, LLC</u> <u>Bomat, Ltd. dba Bonded Materials Company ({re-packaged Units})</u> <u>Grace Pacific Corp.</u> <u>Jas W. Glover, Ltd.</u>	\$ _____
<u>Concrete - Segmental Retaining Wall Units Keystone Retaining Wall System</u>		<u>Tileco, Inc.</u>	\$ _____
<u>Portland Cement - Concrete Mixes</u>	 	Ameron Hawaii <u>Bomat, Ltd. dba Bonded Materials Company ({re-packaged Units})</u> <u>Jas W. Glover, Ltd.</u> <u>Hawaiian Cement</u> <u>Island Ready-Mix Concrete, Inc.</u> <u>West Hawaii Concrete</u>	\$ _____
<u>Portland Cement - Bagged, Type I/II Masonry Cement (Ultramortar), Quikrete</u>		<u>Bomat, Ltd. dba Bonded Materials Company ({re-packaged Units})</u>	\$ _____
<u>Signs - Traffic, Regulatory and Construction</u>	 	<u>Safety Systems Hawaii, Inc.</u> <u>Sun Industries, Inc.</u>	\$ _____
<u>Hot Dip Galvanizing</u>		<u>Macsteel Service Centers USA</u>	\$ _____
<u>Pipes - Aluminum and Galvanized</u>		<u>Hawaii Concrete Products, Inc.</u>	\$ _____

- 13. THE BIDDER SHALL BE RESPONSIBLE TO CONFIRM THE EXISTENCE OF ANY ADDENDUM TO THIS BID SOLICITATION BY TELEPHONING (808) 832-5896.
- 14. Receipt of the following addenda (if any) issued by the HPHA is acknowledged by the date(s) of receipt indicated below:

Addendum No. 1 _____ Addendum No. 3 _____
(Date) (Date)

Addendum No. 2 _____ Addendum No. 4 _____
(Date) (Date)

It is understood that failure to receive any such addendum shall not relieve the Contractor from any obligation under this Proposal as submitted.

FIRM NAME:

OFFICIAL ADDRESS:

By _____

Title _____

Date _____, 2009

INVITATION FOR BIDS

(Chapter 103D, Hawaii Revised Statutes)

Pursuant to Chapter 103D, HRS, SEALED BIDS will be received at the HAWAII PUBLIC HOUSING AUTHORITY (HPHA), 1002 North School Street, Bldg. D (Central Files), Honolulu, Hawaii up to **2:00 p.m.**, Hawaii Standard Time (HST), on **December 10, 2009** for the FAIR HOUSING RENOVATIONS AT LANAKILA HOMES, JOB NO. 07-007-104-S, at which time all bids received will be publicly opened and read aloud.

Bidding documents may be examined or obtained at 1002 North School Street, Bldg. C. The construction plans and specifications will be available on a CD at a cost of \$10.00 (non-refundable) per set.

An INTENT TO BID is required and must be received by the HPHA at 1002 North School Street, Honolulu, Hawaii no later than ten (10) calendar days prior to the date designated for opening of bids. Intent forms are included in the bidding documents and are available at the above address. The Notice may be filed by fax at (808) 832-6030. Bidders must possess a valid State of Hawaii Contractor's "A" or "B" License to be eligible to bid.

Bidders shall comply with all requirements of the bidding documents. Written questions may be directed to Mr. Mitchell Kawamura at (808) 832-5373 or at the above address and fax number. No questions will be considered less than fourteen (14) calendar days prior to the bid opening.

All bids shall include a line item cost for the Hawaii State General Excise Tax. Bid security of 5% of the total bid amount is required. Request to withdraw a bid proposal for any reason after bid opening may result in the forfeiture of the bid security.

The HPHA may reject any and all bids and may waive any bid defects whenever HPHA deems such action is in the best interest of the HPHA. The determination of the lowest responsible and responsive bidder will be made by the HPHA. The award of a contract to the lowest responsible and responsive bidder is subject to the availability of funds. If funds are not available, the HPHA retains the right to reject all bids. Nothing in the bid documents shall be construed to obligate the HPHA to encumber a contract using funding sources not specifically budgeted for this purpose.

The PRE-BID SITE INSPECTION MEETING is scheduled at **9:00 a.m.** (HST) on **November 17, 2009** at the Lanakila Homes Community Center, 600 Wailoa Street, Hilo, Island of Hawaii, Hawaii. All interested contractors and subcontractors shall confirm their visit with Ms. Tammy Passmore, AMP 37 Manager, at (808) 933-0474. Attendance by all potential bidders on this project is highly recommended.

HAWAII PUBLIC HOUSING AUTHORITY
Chad K. Taniguchi, Executive Director

State Procurement Office, Procurement Notice System

