

ITEM #1 (3 pages total)

RECORD OF PRE-BID CONFERENCE

PROJECT: Exterior Façade Renovations  
1500 Block of the Boardwalk  
Atlantic City, NJ

Date-Time-Location: Wednesday, 4/26/06;  
Office of the CRDA, 1014 Atlantic Avenue,  
Atlantic City, NJ; 2:00 p.m.

Attendees: A copy of the two page conference  
sign in sheet appears as attached  
“A” to this record.

N.B. – This record is intended to be a representation of the issues discussed, questions asked, and answers given at the conference but not a verbatim account of the proceedings.

Mr. Thomas Meehan of the Casino Reinvestment Development Authority (CRDA) initiated the conference with information relative to the changes which have been made to the design of the 1500 block façade renovations since the project was first bid in the late fall of 2005. He also introduced the attendees from CBArchitect, LLC (CBA), The Atlantic City Special Improvement District (ACSID), and the Atlantic County Improvement Authority (ACIA).

J. Cormier of the ACIA explained that he would review “front end” items, Mr. Ralph Triboletti (ACSID) would reference permitting considerations which have previously been handled, and Ms. Cristina Buendicho (CBA) would address drawing and specification issues with a question period opportunity open to attendees after each presentation.

1). ACIA “front end/boiler plate” – Project Manual

- Bid Opening Date and Time – Thursday, May 25, 2006 2:00 p.m. (Sharp)
- Location – Office of the CRDA, 1014 Atlantic Avenue, Atlantic City, NJ
- Members of the ACIA staff will be in the office of the CRDA from 12:00 Noon to 2:00 p.m. for receipt of bid submissions on 5/25/06.
- Bidding Documents are available in the CRDA Office (lobby area) and the Office of the ACIA, 5909 Main Street, 2<sup>nd</sup> Floor, Mays Landing, NJ (old Atlantic County Courthouse) for a non-refundable fee of \$75.00 (company checks to be made payable to the CRDA).
- Section C of the Project Manual (Form of Proposal) indicates that the award of contract will be made on the basis of the total lump sum bid by the

successful contractor plus the unit price requested and any unit prices that CBA may request via addenda.

- During the bid cycle, contractor shall follow the instructions regarding requests for interpretations and the routing of such in Section B (Project Manual) on pages B-5 and B-6.
- The deadline for bidders' questions is May 10<sup>th</sup> so that the last addendum can be forwarded to all document holders by May 15<sup>th</sup> (i.e. seven full business days before the bid opening).
- The bid bond requirement is 10% of the amount bid not to exceed \$20,000.00.
- There is a 100% Performance – Payment Bond required for the project.
- The duration of construction shall be 180 days from the date of commencement (9/18/06) but all scaffolding must be removed from the Atlantic City Boardwalk by 4/1/07!
- The project is governed by New Jersey Prevailing Wage determinations and it should be noted that the N.J.D.O.L. web address listed on page B-9 should read <http://www.nj.gov/labor/lssc/lspubcon.html>
- Page C-1 of the Form of Proposal includes a breakdown of the components of the Total Lump Sum Bid. Page C-2 presents a Schedule of Quantities and Prices (unit prices).
- PAGE C-3 – N.B. – this page should be utilized to ensure a responsive and responsible bid submission. Contractors should familiarize themselves thoroughly with Page C-3. All pages of Section C must be a part of the total bid submission.
- Page C-7 is the required information needed for specialty trade categories.
- Section D is the bid bond.
- Sections E and F are AIA Documents A101 and 102 (1997) – Form of Agreement and General Conditions. These will be used as the basis of the Contract Documents. Section G is the ACIA Supplementary Conditions to A102-1997.
- In Section G there is indicated the retainage limit of 2% as per the N.J. Local Public Contracts Law.
- Pages G-6-7-8-9-10 delineate the insurance requirements which must be met by the successful bidder. These pages should be reviewed by any bidders' agent so that questions may be answered by the ACIA or its insurance consultant. (N.B. Page G-8 in its revised form is being reissued via Item #2 of this Addendum #1). Page G-9 includes the Installation Floater language relative to the insurance to be purchased by the successful bidder.
- G-12-13-14 in a revised form are being reissued via ITEM #3 of this Addendum #1.
- Section K is the ACIA Affirmative Action Policy and Plan. The ACIA maintains a goal of 10% MBE/WBE participation by subcontractors and suppliers in a construction project (7% - MBE; 3% WBE). Ms. Annie Reid is the ACIA Affirmative Action Officer. Questions for her shall be routed as per all other requests for clarification (see Pages B-5 & 6 of the Instructions to Bidders). Pages K-15-16-17 and K-18 (duplicate K-18 as needed) must be included within a bid submission for it to be deemed responsive and

responsible (i.e. absence of these will trigger a mandatory rejection of the bid submission).

The attendees has no questions regarding the “front end” presentation.

Mr. Ralph Triboletti has been working with the Atlantic City Planning & Zoning Boards and the AC Division of Construction on this project. He advised the attendees that basically all the permits have been approved for the 1500 Block. With the determination of the general contractor via this bid cycle, that contractor will have to sign the permits. In addition the contractor will have to submit the shop drawings for all signage to the Division of Construction. There exists an estimated price for the permits but the actual successful lump sum bid will be dictated the final permit costs (to be paid by the contractor).

Question – Mr. Don LaMonaca, Shore Building Contractors  
Is there a separate permit for each property or one for the entire block?

Answer – Mr. Triboletti (ACSID) – A separate permit will be issued for each project property.

Ms. Cristina Buendicho of CBArchitect, LLC gave an overview of the project scope, the drawings, and the technical specifications (using a board graphic of the 1500 block). The project is from Kentucky to New York Ave. and is divided into series (100-200-300) as shown by the drawings. There is work to be constructed on the Kentucky Ave. and New York Ave. elevations. Awnings and canopies are part of the project scope. Each of the project properties, except for the Condominium on New York Ave., receives a re-roofing. As a condition of the Contract, any damage to the Atlantic City Boardwalk done by the contractor’s (or subcontractors’) forces during the execution of the work shall be repaired or replaced at the contractor’s expense. Temporary signage is part of the project scope. Temporary signs (in vinyl) shall be provided by the contractor; they shall replicate the permanent signage. Although some stores may have to close for short periods of time during construction, the intent of the project is to have the businesses in operation during construction.

Attendees were encouraged to sign the sign-in sheet and were made aware of two other bid packages presently in a bid cycle. These are also part of the CRDA’s overall Boardwalk Renovation Program. Bid Documents for the 1500 Block consist of four components: the Drawings, the Project Manual, the Sign Spec sign package, and the LDC lighting package.

There were no questions for Ms. Buendicho from the attendees.

CBA conducted a site visit after the Pre-Bid Conference (with some of the attendees taking part). This was a purely informational session.

The Pre-Bid conference itself adjourned at approximately 2:45 p.m.