



Housing Authority of the City of Alameda

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**ESPERANZA KITCHEN AND BATHROOM RENOVATION
MANDATORY PRE-BID MEETING SUMMARY AND RESPONSE TO QUESTIONS
1901 THIRD STREET, ALAMEDA
MEETING DATE: FEBRUARY 8, 2012
ISSUE DATE: FEBRUARY 14, 2012
THIS DOCUMENT CONSISTS OF TWO PAGES**

Question	Response
What items need to be turned in with my bid?	Refer to the bid package for a bid submission breakdown and checklist. If you enclose a bid bond cashier's check instead of a bond, make a note of that on the outside of the envelope.
Engineer's Estimate	The Engineer's Estimate is \$218,500.00
Asbestos and Lead	Contractors were advised that the walls may contain asbestos.
How many different bedroom types are there? For example, how many 1br? 2br?	Please refer to specifications.
Is there a kitchen sink for the selected ADA unit?	Yes. A revised floor plan will be provided via Addendum.
Is there cabinet replacement work in the selected unit ADA bathroom?	Yes. A revised floor plan will be provided via Addendum.
My personal license was issued in 1996. In 2008, my incorporated license was issued. Do I meet licensing requirements?	No.
Will we see a finished unit today?	No. We must provide tenants in those units with advance notification of entry. We will not be seeing any previously completed units today.
Is it possible to see a completed unit before submitting a bid?	No.
What about tenant notification?	AHA will issue the initial notice to tenants regarding general project dates and contractor information. It is the contractor's duty to further inform tenants of specific project dates in their area of the building and to interface directly with the tenants regarding personal items.
Do we respond to after-hours emergency calls?	The awarded contractor must provide an after hours contact phone number. If a tenant calls, after hours, to report a project related problem, the contractor must respond and rectify the problem within 4 hours of the call. Otherwise, our maintenance staff will respond and the subsequent after-hours charge will be billed to the contractor by AHA.
Parking	Contractor can park in the parking lot using a temporary AHA parking permit. AHA shall not be responsible for vehicles ticketed by the Alameda Police Department that do not display a parking permit.
Are the selected units different sizes?	Yes. Please refer to specifications.
Materials storage	With AHA approval, contractor will be allowed to place a storage container on the Main Street side of the property; Contractor assumes all liability when storing items on site. AHA will not be responsible for lost, damaged or

	stolen items.
Is there any floor tile work involved?	No. Floor replacement is not included in this project.
How do we get in-touch with Armstrong Cabinets?	Please contact Dave Kennedy at (916) 869-1422
What color of granite for each countertop?	Please refer to specifications.
All fixtures being replaced?	Please refer to specifications.
This also includes top and bottom restrooms in each unit that has them? Or both or all restrooms	All bathrooms are included.
On the drawings for the bathrooms, are we touching bathtubs or only doing the vanities?	Bathtub replacement is not included in this project.
All the mandatory meeting bidders will get the sign-in list from the website?	The list does not go on the website but any subsequent addendums and project related items are or will be available on the website for download for free.
Can anyone not at the meeting bid on the job?	No. The potential bidding pool is closed after this meeting.
Where do we get the plans?	All plans are available on our website. They are free, downloadable PDF documents and are incorporated into the bid package.
I just got my B license a few months ago. Can I still bid on the job?	No. The bidder must be actively licensed as a (B) General Contractor by the California State Licensing Board for a minimum of five (5) consecutive years. Bids submitted by Contractors who do not meet the minimum requirement for licensing will be rejected.
Do most of the units have 2 bathrooms?	ADA units have 1 bathroom. All other units have 2 bathrooms.
Are the asbestos laden walls on the exterior or interior of the building?	Interior.
Where are the 19 units located?	Throughout the site.
Where is the concrete pad to put the Conex container?	South side of Main Street parking lot.
Per the Bidding Requirements item 1.(b). (9), the Bidders need to submit the Bid Bond in the amount of 5% of the amount of the Bid in the Bidding Documents when returning the Bid. But we can't find the Bid Bond Form in the Project Manual. Could you send us the Bid Bond Form for submission?	Bidders are to obtain Bid Bond forms from their bonding company.

END OF DOCUMENT