

Naugatuck Board of Education

Request for Proposals

Sealed Proposals will be received by the Business Manager, Naugatuck Board of Education, 497 Rubber Avenue, Naugatuck, CT for supplying the Naugatuck Board of Education with the following goods and/or services:

PROJECT:	DISTRICT WIDE ELEVATOR MAINTENANCE
CONTRACT:	202203-3 A
DESCRIPTION:	Full Service Elevator Maintenance Agreement for District Elevators and Lifts

The information and Request for Proposal and related documents may be examined at the Naugatuck Board of Education, 497 Rubber Avenue, Naugatuck, CT 06770.

Copies of the specifications may be obtained at the Business Manager's Office. Specifications can also be obtained from the Naugatuck Board of Education website, <http://www.naugatuck.k12.ct.us> and the Borough of Naugatuck website, naugatuck-ct.gov

All firms obtaining plans and specifications must submit contact information by e-mail to bernice.rizk@naugatuck.k12.ct.us. Contact information must be submitted three days in advance of the bid opening to be considered.

Addenda, if required, shall be posted on the <http://www.naugatuck.k12.ct.us> website. It is the bidder's responsibility to check the Board of Education website in advance of the bid opening to determine if any addenda have been issued.

Sealed proposals will be received by the Business Office, Naugatuck Board of Education, 497 Rubber Avenue, Naugatuck, CT 06770 until

DEADLINE: Tuesday, June 7, 2022, 12 noon

Immediately following, the bids will be publicly opened and read.

The Naugatuck Board of Education reserves the right to waive any informalities or to reject any or all proposals.

The Naugatuck Board of Education is an affirmative action/equal opportunity employer; MBE's, WBE's and SBE's are encouraged to apply.

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Section 1: General Information and Requirements

1.1 General Information and Intent

The Naugatuck Board of Education is seeking proposals from qualified contractors as described on page 1.

1.2 Pre-Bid Meeting

The Naugatuck Board of Education will not have a mandatory pre bid meeting.

1.3 Questions

All questions and inquiries shall be directed to:

Bernice Rizk, Business Manager
Naugatuck Board of Education
497 Rubber Avenue
Naugatuck, CT 06770
bernice.rizk@naugatuck.k12.ct.us
203-720-5265

1.4 Qualified Bidders

In order for a Contractor's proposal to be accepted, they must provide evidence of the successful completion of at least three similar projects within the last 5 years.

1.5 Minimum Project Scope

It is expected that all proposals shall include the following minimum work:

1. Provide a payment and performance bond.
2. Obtain all necessary building permits and provide all required calculations and supporting documents.
3. Provide 5-year warranty on equipment and labor on all newly supplied equipment.
4. Provide all necessary work, equipment and training to complete the project.

1.6 Negotiation

The Naugatuck Board of Education reserves the right to negotiate with the contractors submitting proposals.

1.7 Equal Opportunity Clause

The Naugatuck Board of Education is an affirmative action/equal opportunity employer.

(1) The vendor will not discriminate against any employee or applicant for employment because of race, color, religion, sex, or national origin. The vendor will take affirmative action to ensure that applicants are employed, and that employees are treated during employment, without regard to their race, color, religion, sex, or national origin. Such action shall include, but not be limited to the following: Employment, upgrading, demotion, or transfer, recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The vendor agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided by the contracting officer setting forth the provisions of this nondiscrimination clause.

(2) The vendor will, in all solicitations or advertisements for employees placed by or on behalf of the vendor, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex, or national origin.

3) The vendor will send to each labor union or representative of workers with which he has a collective bargaining agreement or other contract or understanding, a notice to be provided by the agency contracting officer, advising the labor union or workers' representative of the vendor's commitments under section 202 of Executive Order 11246 of September 24, 1965, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

(4) The vendor will comply with all provisions of Executive Order 11246 of September 24, 1965, and of the rules, regulations, and relevant orders of the Secretary of Labor.

(5) The vendor will furnish all information and reports required by Executive Order 11246 of September 24, 1965, and by the rules, regulations, and orders of the Secretary of Labor, or pursuant thereto, and will permit access to his books, records, and accounts by the contracting agency and the Secretary of Labor for purposes of investigation to ascertain compliance with such rules, regulations, and orders.

(6) In the event of the vendor's non-compliance with the nondiscrimination clauses of this contract or with any of such rules, regulations, or orders, this contract may be canceled, terminated or suspended in whole or in part and the vendor may be declared ineligible for further Government contracts in accordance with procedures authorized in Executive Order 11246 of September 24, 1965, and such other sanctions may be imposed and remedies invoked as provided in Executive Order 11246 of September 24, 1965, or by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

1.7.1 Submission of Proposals

Proposals will be accepted until deadline noted on page 1. All proposals must be clearly marked on one (1) large envelope with the Project and the Contract number.

Proposals shall be mailed or delivered to:

Business Manager
Naugatuck Board of Education
497 Rubber Avenue
Naugatuck, CT 06770

Immediately following the deadline, the bids will be publicly opened and read.

Late submissions will not be accepted

1.7.2 Evaluations and Selection Criteria

Bidders will be selected with the following criteria (not listed in order of importance):

- a) Past company experience within the region, with the same type of work.
- b) Cost for all services combined, as determined by the Board of Education.
- c) Examples of completion of similar projects.
- d) Company must have all necessary permits and licenses to operate in the State of Connecticut for the term of the bid.
- e) Other criteria as determined by the Board of Education, weighting criteria will be determined by the Board of Education.
- f) The Board of Education reserves the right to negotiate with the successful bidder on the terms of their proposed Contract before signing, if it is in the best interest of the Board of Education.
- g) If the Board of Education cannot negotiate a contract with the selected Contractor the Board of Education may choose to negotiate with the next ranked vendor.

1.7.3 Naugatuck Board of Education's Reservation of Rights

The Naugatuck Board of Education reserves the right to waive any informality or to reject any or all proposals or to accept any proposals, should it deem it to be in the best interest of the Board of Education. The Board of Education reserves the right to reject any proposals if they show any omission, alteration of form, additions not called for, conditional bids, or irregularities of any kind.

1.7.4 Reimbursement for Costs

It is the responsibility of the Bidder's respondents to pay for all costs associated with submitting proposals. The Naugatuck Board of Education shall not reimburse any costs.

1.7.5 Insurance Requirements

Indemnification and Insurance

The Contractor shall indemnify, defend and hold harmless the Borough of Naugatuck and Naugatuck Board of Education, its officials, officers, employees and designees caused in whole or in part to the fullest extent permitted by law from and against any and all claims, suits, actions, obligations, liabilities, damages, losses or injury (including the resulting death of a person), penalties, and expenses (including reasonable attorneys' fees) to the extent arising out of the performance of this Agreement or due to the Contractor's negligence or willful misconduct or omissions of the Contractor or its employees, agents, subcontractors or representatives.

Prior to the commencement of the work, and until final completion and acceptance of the work, the Contractor shall procure and maintain the following types of insurance, and maintain all insurance coverage for the life of the contract, from an insurance company or companies with an A.M. Best Rating of A- (IX) or better. Such insurance will protect and indemnify the Borough of Naugatuck and Naugatuck Board of Education from all claims which may arise out of or result from the Contractor's obligations under this agreement, whether caused by the contractor or by a subcontractor or any person or entity directly or indirectly employed by the Contractor or by anyone for whose acts said Contractor may be liable.

- A. *Workers Compensation*: The Contractor shall provide workers compensation and employer's liability insurance that complies with the regulations of the State of Connecticut with limits no less than \$100,000 each accident by bodily injury; \$100,000 each accident by disease and a policy limit of \$500,000. Such policy shall contain a 'waiver of our right to recover from other endorsement' in favor of the Borough of Naugatuck.
- B. *Commercial General Liability Insurance*: The Contractor shall provide commercial general liability insurance policy that includes products, operations and completed operations as follows: Bodily injury & property damage with an occurrence limit of \$1,000,000: Personal & advertising injury limit of \$1,000,000 per occurrence: General aggregate limit of \$2,000,000 (other than products and completed operations): Products and completed operations aggregate limit of \$2,000,000. The policy shall name the Borough of Naugatuck and Naugatuck Board of Education as an additional insured on an ongoing basis.

In addition,

- Such policy will be provided on an occurrence basis and will be primary and shall not contribute in any way to any insurance or self-insured retention carried by the additional insured.
- Such policy shall contain a broad form contractual liability endorsement or similar wording within the policy form.
- Such policy shall contain a waiver of subrogation in favor to the Borough of Naugatuck.

- Such policy shall include coverage for the Contractor’s sub-contractors or any person or entity directly or indirectly employed by said Contractor or by anyone for whose acts said Contractor may be liable.
- C. *Commercial Automobile Insurance*: The Contractor shall provide commercial automobile insurance for any owned autos (symbol 1 or equivalent) in the amount of \$1,000,000 each accident covering bodily injury and property damage on a combined single limit. Such coverage shall also include hired and non-owned automobile coverage.
- D. *Umbrella Liability Insurance*: The Contractor shall provide commercial umbrella liability with limits no less than \$1,000,000 each occurrence and \$1,000,000 in the aggregate which shall be following form, without restriction or limitation, providing coverage over items (A), (B), (C), as noted above on a primary and non-contributory basis.

Prior to the issuing of any notice to proceed by the Borough of Naugatuck, the Contractor shall furnish the Borough of Naugatuck with Certificates of Insurance evidencing such insurance as set forth above. Said policies shall not be cancelled or permitted to lapse until completion and approval of the performance of the work until ten (10) days after the Borough of Naugatuck has received written notice, by certified or registered mail, that the cancellation or change of such policy is contemplated.

The Contractor shall advise all their insurers of the contract provisions regarding insurance. The failure of the Contractor to notify insurers of the contract provision shall not relieve the Contractor from its insurance obligations under the Agreement. Non-fulfillment of the insurance provisions shall constitute a breach of this agreement and the Borough of Naugatuck retains the right to stop work until proper evidence of insurance is provided.

1.7.6 Signature Requirements

Proposals must be signed by a duly authorized official of the Company. Consortiums, joint ventures, or teams submitting proposals will not be considered, unless it is established that all contractual responsibility rests solely with one Contractor or one legal entity, which shall not be a subsidiary or affiliate with limited resources. Each proposal should indicate the entity responsible for execution on behalf of the proposal team.

1.8 Safety

All practices, materials and equipment shall comply with the Federal Occupational Safety and Health Act, as well as any pertinent State and/or local safety and environmental codes.

1.9 Observance of Laws

The Contractor shall, at all times, observe and comply with all Federal, State and Borough laws, ordinances and regulations in any manner affecting the conduct of the work.

1.10 Attachments

The following attachments shall be made part of this RFP:

1. Certificate of Non-Collusion Form.
2. Scope of Work

1.11 Transferability of CONTRACT

No assignment of the contract or any right accruing under this contract shall be made in whole or in part by the Contractor without the express written consent of the Board of Education, which consent will not be unreasonably withheld. In the event of any assignment, the assignee shall assume all of the liability of the Contractor.

1.12 CONTRACT Documents

The Request for Proposal and its attachments, Insurance Certificates, Performance Bonds, the executed contract and any addenda to the foregoing shall constitute the Contract Documents.

1.13 Indemnity

The Contractor shall indemnify, hold harmless, and exempt the Board of Education, its agents, servants and employees from and against all legal proceedings, claims and associated costs and Attorney’s fees incident to any work done in the performance of this CONTRACT arising out of a willful or negligent act or omission of the Contractor, its agents, servants or employees.

1.14 Performance and Payment Bond

The Contractor shall, prior to the signing a contract with the Board of Education, furnish a Performance Bond and Payment Bond in a form acceptable to the Board of Education, for one hundred percent (100%) of the bid price for services provided. These bonds shall be issued from a surety company either licensed or approved by the State of Connecticut Insurance Commissioner and which has an A.M. Best’s rating of A-VII or better. Any certified check shall be issued by a bank located in the State of Connecticut.

1.15 Default

If the Contractor fails to perform this contract in accordance with its terms, the Board of Education shall have the right, in addition to all other remedies it may have, to declare the Contractor in default, and to resubmit the contract for further bid. In that event, the Contractor shall pay to the Board of Education, as liquidated damages, the amount of any excess of the new contract price over the Contract price herein provided for, both prorated to the period of time covered by the unexpired term of the Contract at the time of default.

Section 2: Items Required With Bid Response Packet

The following items are required to be included with your bid response packet:

2.1 Letter of Interest

The Contractor shall submit a signed letter of interest on company letter head detailing the proposed project and the company's experience and any assumptions, conditions or important information needed in order to properly review the proposal.

2.2 Price Proposal

The proposal shall include the following minimum items:

- A. Detailed price proposal including itemized costs for each task of the project.
- B. List of any additional equipment and supplies that will be purchased.
- C. Cut Sheets of proposed additional equipment.
- D. List of any Sub-Contractors that are to be utilized for the project.

2.3 Schedule of Work

The Contractor shall submit a detailed schedule of project work (based on days commencing upon Contract signing.)

2.4 Insurance Certificate

The Contractor shall submit an insurance certificate showing the Contractor's current applicable insurance coverage.

2.5 References

The CONTRACTOR shall provide a minimum of three (3) references, preferably municipalities or Boards of Education in Connecticut or New England), where they have performed the type of work listed in this RFP.

PROJECT:	DISTRICT WIDE ELEVATOR MAINTENANCE
CONTRACT:	202203-3 A
DESCRIPTION:	Full Service Elevator Maintenance Agreement for District Elevators and Lifts

Attachment #1

CERTIFICATE OF NON-COLLUSION

The undersigned certifies under penalties of perjury that this bid or proposal has been made and submitted in good faith and without collusion or fraud with any other person.

As used in this certification, the word “person” shall mean any natural person, business, partnership, corporation, union, committee, club, or other organization, entity, or group of individuals.

Signature

_____/_____/_____
Date

Printed Name of Person Signing Proposal

Name of Business

Attachment #2
Scope of Work

Location: Naugatuck Public Schools, Naugatuck, CT
Contract Term: July 1, 2022 – December 31, 2024

Project Overview

The Naugatuck Public School System is seeking proposals from qualified vendors for a full-service elevator maintenance agreement to cover the six (6) elevators and three (3) lifts located at the facilities listed below.

Elevator Maintenance Service Requirements

A. Monthly Services:

Examination shall be provided for each of the elevators and lifts per federal, state and/or local requirements. During such examinations, the following operations are to be performed, but not limited to; maintain, adjust and lubricate components in addition to making repairs and/or replace components necessitated by normal wear and tear. This includes and is not limited to:

Hydraulic Elevators:

Relay Logic Control System, Microprocessor Control System, Power Unit, Hydraulic System Accessories, Car Equipment, Wiring, Hoist and Pit Equipment, Rails and Guides, Door Equipment, Manual Freight Door Equipment, Power Freight Door Equipment, Signals and Accessories.

Traction Elevators:

Relay Logic Control System, Microprocessor Control System, Geared/Gearless Machines, Wiring, Car Equipment, Hoist and Pit Equipment, Rails and Guides, Ropes, Door Equipment, Manual Freight Door Equipment, Power Freight Door Equipment, Signals and Accessories.

Handicapped Lifts:

Overall condition including; all lift mounting brackets and hardware, inspect the electrical system (electrical wiring, power supply, connectors, etc.), check main lifting pivots, check platform movement, check ramp deployment, check all lubricating and hydraulic oils.

In addition:

1. Ride each car; check operation of car and hoist way doors; also acceleration, deceleration, floor stops, leveling, and brake action. Make required corrections.
2. Inspect and wipe clean all motors, machines and generators.

3. Inspect controllers, selectors and governors.
4. Clean and adjust all controller contacts and renew worn contacts and/or shunts where necessary. Check sequence operation.
5. Clean direction and accelerating switches.
6. Clean machine room.
7. Check floors for missing indicator plates, arrows, buttons, etc. and replace where required.
8. Replace or repair all non-functional lamps.
9. Inspect door monitoring equipment and safety edge units. Clean, lubricate, adjust or repair, as necessary.
10. Test emergency telephones.
11. Clean hoist way pits and inspect equipment in them.
12. Inspect working parts for free operation, clean and lubricate as necessary. Check contacts, shaft, brushings, and rubbing surfaces for cleanliness and wear.
13. Inspect all door operating equipment, including motor brushes, commutator, belts or chains, contacts, drive canes and clocks. Clean, lubricate, adjust or replace as necessary.
14. Examine traveling cables for wear and position.
15. Clean and lubricate automatic switches on top of cars and in hoist way.
16. Clean car position indicators; adjust if necessary.
17. Inspect and clean car guides. Replace worn and cracked parts.
18. Check and clean car fan motors for proper operation.

B. Annual Services:

1. Thoroughly examine and clean starter and control panels. Check each contractor and relay by hand for wear, cleanliness, proper adjustment. Clean, re-adjust, repair or replace as necessary.
2. Check, clean and adjust operation of slow down and limit switches.
3. Clean and lubricate hoist way door hangers, track and door arms.

4. Clean rails, hatch walls, car top, pit, overhead sheaves and beams. Check brackets and bolts for tightness.

5. Perform a complete systems check of all logic features and/or programs.

6. Automatic dialing communication systems that are part of elevator car shall be tested and maintained as originally installed.

Note: If not listed, all work would default to State of Connecticut requirements for elevator and lift service, maintenance and repair.

Equipment Description: 6 Hydraulic passenger Elevators (all locations, Naugatuck, CT 06770)

Type	ID	Location
General Elevator Hydraulic	088-0045	City Hill Middle School, 441 City Hill St
Otis Hydraulic	088-0041	Early Childhood Center, 28 Central Ave
Montgomery Hydraulic	088-0890	Hop Brook Elementary School, 75 Crown St
Otis Hydraulic	038-0891	Naugatuck High School (near main entrance), 543 Rubber Ave
Otis Hydraulic	088-0900	Naugatuck High School (near pool), 543 Rubber Ave
Otis Hydraulic	088-0892	Naugatuck High School (near auditorium), 543 Rubber Ave

Equipment Description: 3 Passenger Handicap Lifts (all locations, Naugatuck, CT 06770)

Type	ID	Location
National Wheel-O-Vator Co.	Model #CDE 72	Hop Brook Elementary, near gym, 75 Crown St
Garaventa	13136 and 13138	Naugatuck High School (near auditorium), 543 Rubber Ave
Savaria	Multilift 48	Cross Street Intermediate School, in cafeteria, 120 Cross St