



Purchasing Division
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ALL PROSPECTIVE BIDDERS

Subject: ADDENDUM No. 1
BID Solicitation Number: 11BCP0038

Notice is hereby given that certain sections contained in the above referenced solicitation are being amended, clarified, and/or deleted and are identified as Addendum No. 1 and attached hereto.

THEREFORE: All bidders are required to indicate receipt of Addendum No. 1 via signed copy or acknowledgment of said document on bidder's letterhead submitted with bid.

Should you have any questions, please contact the Purchasing Manager, Dawn Foster, at 928-777-1203.

Sincerely,

Dawn M. Foster

Attachments

Questions and Answers Received To Date:

1. Third paragraph discusses the 2 open pit dumpsites and requests a sampling procedure for suspect items. Can we assume by “suspect items”, only asbestos and lead-based paint materials are of concern, if not, what other concerns should be addressed? The same paragraph indicates that the selected firm shall “determine a sampling procedure”. I am assuming our quote is to be limited to just development of the sampling approach rather than including the actual sampling and testing tasks and costs? **Response:** The open pit dumps may contain asbestos, lead, petroleum products, and agricultural chemicals. When we get to the bottom of the pits, I suspect we will then sample the soil. Please give the unit cost of such sampling and testing separate from the 300 – 350 samples previously requested.
2. Fifth paragraph indicates the rural nature of the site. In previous conversations with a City representative, it was indicated that established beehives would be removed prior to the consultant’s services. Can we assume that this has or will be done? What other hazards are anticipated and is the City intending to mitigate or identify those for the purpose of our Site Health and Safety Plan and our preparedness for the work. **Response:** Bee hives, where found will be mitigated prior to sampling. Other potential hazards include dilapidated, trashed buildings and grounds, broken glass, nails, metal, and other hard debris. Possible rattlesnakes, hot, sunny, windy, dry weather conditions. Rain and muddy conditions. We have found that Verizon cell phone service works at the site. Heavy boots, gloves, hats, and protective clothing should be worn. Food, water, and sanitary service are not available on the site and must be taken with you. Inform someone of your destination and expected return time.
3. Item 1 references “suspect materials” (100 materials and 350 samples). Can we assume that suspect materials again refer to asbestos sampling? Since a site visit is not feasible, what is the provision if more than 350 samples are required? There was no description of the lab testing procedures for lead-based paint. Are any of the options which include bulk samples of debris (for hazardous waste determination), or paint chip analyses or XRF measurements for lead content acceptable for lead determination? Is the intent of the lead sampling to meet OSHA exposure management or disposal determinations? If lead-based paint is found, will soil impact be an additional issue to be addressed? **Response:** The request for the cost of 300 – 350 samples should include lead and asbestos. These will be the most common items. Please provide a unit cost for individual test beyond that amount with the understanding that when re-visiting the site, there will be at least 20 tests taken. We will try to minimize the number of trips to the site and maximize the number of additional tests.

We are not familiar with the testing procedures for lead. We suspect that lead will be detected in painted construction material only. We intend to bulk demolish the buildings, load the material into dumpsters and remove to an appropriate landfill rather than remove the lead or asbestos prior to demolition. Please provide a narrative of the minimum procedures required to accomplish this. It is very likely that pulverized paint and construction materials will be found mixed with soil. If we will be required to clean up soil contaminated with either lead or asbestos please describe the procedure and expected sampling and testing costs.

4. Is our report of findings intended to be used directly as a bidding document, as indicated in the last sentence? If so, what is the provision for abatement specifications which should be prepared by an EPA Accredited Project Designer, if regulated asbestos-containing materials (RACMs) are found? **Response: If abatement specifications for RACMs are required we would request that the awarded bidder prepare them. Please give a short narrative as to what you would recommend. Please indicate what the costs associated with this may be.**
5. Item 2. asks for pricing to train City employee crews for “regulated material removal”. Is it the City’s intention to have the full 5-day RACM worker training or the 2-hour awareness for any non-regulated asphaltic roofing materials? **Response: Only the most economical training to allow city crews (up to 8 individuals) to bulk sort, load and remove to disposal of the building materials. We believe that this would be the 2-hour awareness class. We intend on contracting with a material removal firm for RACM.**
6. Item 3 requests pricing to act as the “qualified party”. Is this intended to mean prepare abatement specifications (EPA accredited project designer) and oversee the removal activities as a “competent person”? **Yes, please indicate the approximate cost to do this.**
7. Item 6 requests a “statement indicating the firm’s capabilities and procedures for sampling and testing of possible petroleum contaminated earth and possible agricultural pesticides and herbicide chemicals”. I am assuming we are to limit our submittal description to our capabilities pertinent to this task of the project, not actually provide the work scope for sampling and testing of possible petroleum, pesticide and herbicide impacted soil. If a work scope is to be provided, will we be given the details of designated areas, types of contaminants and size of areas to be assessed? **Response: Please indicate your capabilities to do this. There are known areas where petroleum contaminated earth exists. We also suspect that additional contaminated soil will be found at the bottom of the trash pits. Briefly indicate the procedure and cost range for such sampling and testing,**

If this item is intended to only provide general procedural protocols, will the selected firm be eligible for providing the actual sampling and testing services as a Phase II assignment? **Yes, if this is required for cleanup and disposal of found sites.**
8. More generally, Form B allows for the submittal of our own proposal form and breakdown to perhaps expand on how this project will be undertaken. Is there a format or page number limit you would like to see on this attachment? **Response: Submit as much pertinent material as you wish.**

We expect that additional sampling, testing and consulting services beyond the 300-350 tests costs requested will be additional costs to be added to this job after the firm has been selected, and we discover the need. We are interested in the most economical way to proceed with the sampling, testing, demolition and disposal of approximately 15 residential style buildings whether this includes bulk demolition and disposal or selected removal of suspect RACM depends on what we find. Please provide a general discussion of the procedure and approximate cost that your tasks may cost.

The City recognizes the variable nature of the requested pricing for other consulting services. A field visit will be scheduled with selected firm(s) prior to the award of the bid and start of sampling and testing.

The City will negotiate specific services and pricing with these firms for tasks that are not yet fully known. Then an award is expected with one selected firm.

The City has the in-house capacity to bulk demolish, load roll-off dumpsters and deliver to the appropriate landfill.

The City may select a qualified firm based on pricing, capabilities, and qualifications or other factors which may be in the best interest of the city.