



Redevelopment Authority
of Prince George's County

REDEVELOPMENT AUTHORITY OF PRINCE GEORGE'S COUNTY

INVITATION FOR BID

NO. 2018-3

Construction Site Security Fence

for Development of the Towne Square at Suitland Federal Center

ISSUE DATE:

05/10/2018

BIDS DUE:

05/25/2018, 10:00 am EST



This document is available from the Redevelopment Authority Webpage at:
<http://www.princegeorgescountymd.gov/1500/Development-Opportunities>

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

Table of Contents

SECTION I: INTRODUCTION..... 1

1.1 SUMMARY STATEMENT 1

1.2 BID DUE DATE 1

1.3 QUESTIONS and INQUIRIES 1

1.4 BID ACCEPTANCE 2

1.5 DURATION OF PROPOSAL OFFER 2

1.6 NOTICE TO OFFERORS..... 2

SECTION II: GENERAL INFORMATION 3

2.1 ECONOMY OF PREPERATION/INCURRED EXPENSES..... 3

2.2 ADDENDA TO INVITATION FOR BID 3

2.3 ORAL PRESENTATIONS 3

2.4 CONFIDENTIALITY/PROPRIETARY INFORMATION 3

2.5 ALLOWANCE OF IN-HOUSE WORK..... 4

2.6 JOINT PROPOSAL / TEAMING ARRANGEMENT OPTION 4

2.7 FORMATION OF AGREEMENT/CONTRACT WITH SUCCESSFUL CONTRACTOR4

2.8 AFFIDAVITS, CERTIFICATIONS AND AFFIRMATIONS 4

SECTION III: SCOPE AND REQUIREMENTS 5

3.1 BACKGROUND/PROJECT DESCRIPTION 5

3.2 SITE DESCRIPTION 7

3.3 SCOPE OF WORK 7

3.4 REQUIREMENTS 7

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

4.1	INSTRUCTIONS TO BIDDERS: BID DOCUMENT REQUIREMENTS	8
4.2	FORMAT DESCRIPTION	9
4.3	OFFEROR QUALIFICATIONS	10
4.4	DEMONSTRATION OF EXPERIENCE.....	10
4.5	COUNTY LOCAL AND MINORITY OWNED BUSINESS PARTICIPATION	10
Exhibit A	Proposed Security Fence Exhibit	12
Exhibit B	Bid Price Form	12

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

SECTION I: INTRODUCTION

1.1 SUMMARY STATEMENT

The Redevelopment Authority of Prince George's County (RDA) is hereby soliciting bids from qualified firms to provide and install a construction site security fence at the Towne Square at Suitland Federal Center project.

1.2 BID DUE DATE

The bidder must submit original and 4 copies of the bid along with an electronic version on a compact disk (CD) in a sealed package and address to:

Patricia Omondi
Senior Construction Adviser/ Special Projects Administrator
Redevelopment Authority
9200 Basil Court, Suite 504
Largo, Maryland 20774

Bids must be received and time stamped by the Redevelopment Authority no later than May 25, 2018 at 10am EST. The submittals must be sealed, and the outside envelope must be clearly marked "**IFB No. 2018-3**".

Late bids will not be considered. Bidders mailing bids should allow sufficient mail delivery time to ensure timely receipt by the Redevelopment Authority. The Offerors shall prepay any shipping/delivery charges, as applicable, for all documents submitted.

1.3 QUESTIONS and INQUIRIES

Questions and inquiries must be submitted via email no later than five business days prior to the Invitation For Bid (IFB) closing date to:

Paomondi@co.pg.md.us

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

Phone calls or faxed questions will not be accepted. All questions and answers will be posted to the RDA website no later than three business days prior to the closing date. All potential respondents are responsible for checking the RDA website for any addendums.

1.4 BID ACCEPTANCE

The Redevelopment Authority reserves the right to accept or reject any and all bids, in whole or in part, received as a result of this solicitation and to waive minor irregularities. Further, the RDA reserves the right to make a whole award, partial award, or no award at all.

1.5 DURATION OF PROPOSAL OFFER

Quotations are to be held valid for six months following the closing date for this IFB. This period may be extended by mutual written agreement between the Offerors and the Redevelopment Authority.

1.6 NOTICE TO OFFERORS

Before submitting a bid, Offerors are to completely familiarize themselves with the requirements of the solicitation. Failure to do so will **not** relieve the Offeror of responsibility to fully perform in accordance therewith. No consideration will be granted for any alleged misunderstanding of the material to be furnished or work to be done, it being understood that the submission of a proposal is an agreement with all of the items and conditions referred to herein.

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

SECTION II: GENERAL INFORMATION**2.1 ECONOMY OF PREPERATION/INCURRED EXPENSES**

Quotations and supporting documentation should be prepared simply and economically, providing a straightforward, concise delineation of the Offeror's capabilities and description of the offer to meet the requirements of this IFB. The RDA will not be responsible for any costs incurred by any Offeror in preparing and submitting a response to this solicitation.

2.2 ADDENDA TO INVITATION FOR BID

If it becomes necessary to revise any part of this IFB, Addenda will be provided on the RDA website no later than 5 business days before the closing date. It is the responsibility of all potential respondents to regularly check the RDA website for any Addenda.

2.3 ORAL PRESENTATIONS

The Redevelopment Authority reserves the right to conduct individual interviews with finalists and to request best and final offers from any or all finalists. Those Offerors may be required to provide oral presentations to discuss their proposal, answer questions from the RDA's Proposal Analysis Group, and/or clarify their technical submittal.

2.4 CONFIDENTIALITY/PROPRIETARY INFORMATION

Offerors must specifically identify those portions of their proposals, if any, which they deem to contain confidential, proprietary information or trade secrets and must provide justification why such material should not, upon request, be disclosed by the Redevelopment Authority in accordance with the Maryland Freedom of Information Act, 10-601 et. seq., State Government Article, Maryland Annotated Code. Offerors must clearly indicate each and every page that is deemed to be confidential / proprietary or a trade secret (it **IS NOT** sufficient to preface your proposal with a proprietary statement).

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

2.5 ALLOWANCE OF IN-HOUSE WORK

No section or portion of this IFB or the Contract shall be construed or interpreted to preclude the Redevelopment Authority from accomplishing any task or undertaking of any operation or project utilizing its own work force and that of the Owner's Representative.

2.6 JOINT PROPOSAL / TEAMING ARRANGEMENT OPTION

Bidders have the option to submit individually or through Teaming Arrangement a joint proposal for this IFB.

2.7 FORMATION OF AGREEMENT/CONTRACT WITH SUCCESSFUL CONTRACTOR

The Contract to be negotiated as a result of this IFB (the "Contract") shall be by and between the Offeror as Contractor and the Redevelopment Authority, and shall contain provisions included in this IFB. By submitting a response to this IFB, the Offeror accepts the terms and conditions set forth herein.

2.8 AFFIDAVITS, CERTIFICATIONS AND AFFIRMATIONS

Offerors are required to submit with their proposal certain certifications, affirmations and affidavits. These forms, which should be completed by all Offerors, are included as Appendix A of this IFB.

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

SECTION III: SCOPE AND REQUIREMENTS

3.1 BACKGROUND/PROJECT DESCRIPTION

The Redevelopment Authority's mission is to contribute to the creation of a diverse and vibrant economy and living environment for Prince George's County, using community building techniques and providing responsible and responsive development and redevelopment that is designed to enhance quality of life, balanced growth and job creation for diverse, sustainable communities.

Beginning in the early 2000's, the RDA began acquiring the dilapidated and blighted properties in the Suitland Manor Subdivision, along Homer Avenue, Huron Avenue, Hudson Avenue, Lewis Avenue and Chelsea Way. The Acquisition, totaling 22 acres, was complete in 2007. The tenants were relocated and all buildings were demolished.

In late 2014, the RDA, together with its development consultant team began planning the development of a new mixed-use community anchored by the Suitland Federal Center which houses the new headquarters of U.S. Census Bureau. Working collaboratively and assembling adjacent property owners, the development team in 2015, guided the property through the entitlement process obtaining approval of the Preliminary Plan of Subdivision and the MUTC Special Permit. With adjacent property owners the total land area of the approved plans is approximately 25 +/- acres.

The vision for the Towne Square at Suitland Federal Center is to establish an active and vibrant mixed-use, pedestrian-oriented community that enhances the lifestyles of residents of the immediate and surrounding neighborhoods. Since the adoption of the Suitland Sector Plan 9 years ago, market needs have shifted. The proposed plan enhances the original intent of the Development Plan while meeting current market needs and design trends.

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

Fig 1. Development Boundary



IFB NO. 2018 - 3

Construction Site Security Fence for Development of the Towne Square at Suitland Federal Center

3.2 SITE DESCRIPTION

The Towne Square at Suitland Federal Center development and construction site consists of approximately 24 acres on the North side of Suitland Road, between Huron Avenue and Homer Avenue in Suitland, Maryland. This is an active construction site with rough grading and utility construction activities currently underway. Surface demolition of existing asphalt pavement and building of existing buildings along the North side of Suitland Road, between Huron Avenue and Homer Avenue are currently in progress and may not be complete prior to the award of this contract.

3.3 SCOPE OF WORK

The RDA seeks the services of a Contractor to provide all labor, materials and equipment required for the installation of a six-foot-high chain link security fence with wind screen around the perimeter of the TSSFC construction site as shown on Drawing F-100, Proposed Security Fence Exhibit. A total of six access gates will be required at the approximate locations shown on Drawing F-100. The width of the access gates to be determined. The fence posts to be driven in the ground as shown on the fence detail. However, fence posts for the access gates shall have concrete foundations.

Offerors shall include Add-Alternate prices for an eight-foot-high chain link fence and green wind screen of matching height.

3.4 REQUIREMENTS

The site security fence installation work scope shall comply with the following requirements:

1. Contractor shall comply with all Federal, State, County and local laws, regulations and ordinances;
2. All fence posts (except at gates) shall be driven into the ground a minimum of 3 feet. Fence posts at gates shall have concrete foundations per manufacturer recommendations.
3. All gates shall allow for 180-degree opening swing.
4. Posts, rails and rods to be installed inside of fabric wind screen.

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

5. All fence materials including fabric wind screen shall meet requirements of AASHTO M181.
6. The security fence shall be placed as close as possible to curb or sidewalk as shown on fence layout plan.
7. Contractor to provide pricing for Add-Alternate for an 8-foot-high fence and green wind screen.

SECTION IV: PROPOSAL SUBMITTALS

4.1 INSTRUCTIONS TO BIDDERS: BID DOCUMENT REQUIREMENTS

Bids to be considered must be made in accordance with the following instructions:

1. All bidders must be licensed General Contractors and carry as a minimum Commercial General Liability Insurance of not less than 1,000,000 aggregate and \$2,000,000 general aggregate, Auto Insurance of not less than \$1,000,000 and Workman's Compensation Insurance at statutory limits;
2. Bids must be submitted on the form provided by the RDA which shall be signed and dated by a person authorized to bid for the firm and delivered to the RDA as specified in this IFB;
3. Bids must be based on the completion of all work in the manner described in the Bid Documents. These documents include the Contract Agreement, Bid Form, and General Requirements;
4. The RDA shall not consider alternates proposed by a Offeror other than as specifically requested in this IFB. The RDA shall not consider as responsive a bid that is qualified by the Offeror with unrequested alternates of other changes.
5. Bidders should carefully examine the job site and assess the work required. It shall be the responsibility of the Offeror to foresee problems that may be encountered in executing the demolition. Bids shall be inclusive to complete the work requested.
6. Bidders shall be prepared at the time of executing a contract with the RDA, to give evidence that the insurance required by these instructions

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

4.2 FORMAT DESCRIPTION

Each offer shall conform to the following order and format:

- 4.2.1 **Transmittal Letter:** The bid shall include a transmittal letter prepared on the Offeror's business stationery. The purpose is to transmit the bid and should therefore be brief. The letter must be signed in ink by an individual who is authorized to bind the firm to all statements, including services and prices contained in the proposal.
- 4.2.2 **Title Page:** Each proposal shall begin with a Title page. It should display the words "IFB No. 2018-3." It should also have the name of the company, and name, title, business address and telephone number of the person authorized to obligate the company.
- 4.2.3 **Table of Contents:** The proposal shall contain a "TABLE OF CONTENTS" with page numbers indicated.
- 4.2.4 **Offer:** The Offeror shall present their offer on double spaced typed pages. Offeror must address each of the areas covered under the evaluation criteria in the order as provided below:
- Completed Bid Sheet:** Offerors must provide bid prices using the Bid Price Sheet provided in Exhibit B.
- Experience:** Offerors must provide examples of a minimum of three relevant or similar projects.
- Local and Minority Business Involvement:** The RDA seeks to have local and minority participation at all levels of the Project. Please identify all local and minority businesses that participating in the bid. The RDA encourages Local and Minority Businesses to submit as prime consultant if qualified.
- Timeline:** The Offeror shall present the total duration for installing the fence.
- 4.2.5 **No Conflicts of Interest:** The Offeror is required to make a statement of no knowledge of any potential conflicts of interest with the Redevelopment Authority or Prince George's County.
- 4.2.6 **No Pending Litigation:** The Offeror must affirm that they are not party to any pending litigation against the Redevelopment Authority or Prince George's County.
- 4.2.7 **Certificate of Good Standing:** The Offeror must provide a Certificate of Good Standing from the State of Maryland.

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

4.3 OFFEROR QUALIFICATIONS

- Offeror must show through entity and/or key personnel experience and track record of having completed the type of work required by this solicitation.
- Offeror must provide evidence of organizational and financial capacity to deliver the proposed services.

4.4 DEMONSTRATION OF EXPERIENCE

Offerors shall identify three (3) fence installation projects, completed or in process of completion, comparable to Offeror's proposed services and which Offeror or their key personnel have had primary involvement. For each relevant project, the Offeror shall identify the following:

- a. Project Team name;
- b. Project name or title;
- c. Location or address of the project;
- d. Names and contact information for team members involved in the project, along with a description of each party's role in the project;
- e. Description of the project, including use(s) and total linear footage;
- f. Period of performance;
- g. References, no less than one per project, to include name, mailing address, email address, telephone number and letter authorizing each reference to respond to inquiries regarding the landscape architectural design services of that project.

4.5 COUNTY LOCAL AND MINORITY OWNED BUSINESS PARTICIPATION

A priority for Prince Georges County Government and a mission of the RDA is to create jobs and opportunities for local residents, County located business enterprise (CLB), minority-owned businesses (MBE) and women-owned businesses (WBE) certified businesses. The goal is to build capacity for such firms to grow and compete effectively with their majority-owned counterparts.

The total contract value for this solicitation, must include 40% local participation and 20% MBE/WBE participation. These are minimum thresholds and it is expected that successful respondents will exceed these thresholds as described in this Section.

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

For businesses with a headquarters located outside of Prince George's County, the following will be considered as CLB for the purpose of achieving the 40% local participation requirement:

- the business has an established office within Prince George's County with at least 5 full-time-equivalent (FTE) employees working in the county located office; or
- the business has at least three FTE employees in the county located office, with at least two of those being residents of Prince George's County; or

the business has an ownership interest in the building housing the county located office.

IFB NO. 2018 - 3

**Construction Site Security Fence
for Development of the Towne Square at Suitland Federal Center**

SECTION V: APPENDICES AND EXHIBITS

Exhibit A Proposed Security Fence Exhibit

See Enclosure, Drawing F-100 and Gate Details

Exhibit B Bid Price Form

LN	Scope Item	Bid Price
1	Security Fence 6' - 0" Height	
2	Wind Screen (Green) for 6'-0" fence	
	Total Bid:	
	Add-Alternate	
4	Security Fence 8'-0" Height	
5	Wind Screen (Green) for 8'-0" fence	
	Total Add -Alternate:	