

SECTION 00200 – CONTRACTOR PRE-QUALIFICATION FORM

PART 1 - GENERAL

1.1 GENERAL REQUIREMENTS

- A. To be furnished with bid. Pre-qualification information requested below must be submitted with your bid package or you will be considered non-responsive, and your bid will not be considered. Decisions made regarding qualifications of this project are final once they are made.

Project Name: Marriott's Cypress Harbour Contact Name: John Hill
Contact email: john.hill@vacationclub.com Quantity of Elevators: 22
Project Value: \$Over \$1.5 million

Project Name: Delaney Plaza Contact Name: Tim Debold
Contact email: tdebold@staydh.com Quantity of Elevators: 2
Project Value: \$Over \$400,000

Project Name: Wyndham Cypress Palms Contact Name: Oscar Oviedo
Contact email: oscar.oviedo@wyn.com Quantity of Elevators: 6
Project Value: \$over \$650,000

1. Technicians within 50 miles of this project, provide the following about your company:
 - a. Dedicated Modernization Mechanics: 26
 - b. Dedicated Modernization Supervisors: 1
 - c. Dedicated Repair Teams: 5
 - d. Dedicated Maintenance Mechanics: 33
 - e. Number of Maintenance Routes: 13
 - f. How many elevators on service within 50 miles of this project? 450
2. Physical Branch Office Address: 9400 Southridge Park Ct #200 Orlando FL 32819
3. Miles of Local Branch Office from Project: 67.4 miles
4. Years in Business in local market: 101
5. Quantity of elevators modernized in the past 5 years out of local office: 347

1.2 PROJECT STAFFING

- A. To be furnished with bid: Attach a commentary to this form summarizing how your firm would propose to staff and complete this project. Also attach a resume of proposed project managers, superintendents, and site mechanic in charge.

END OF SECTION

SECTION 003100 – QUOTATION FORM

DATE: 7-23-21

PROJECT: BAYSHORE BATH & TENNIS CLUB, DAYTONA BEACH, FLORIDA

SUBMITTED BY: KONE INC

Name of CONTRACTOR

Aaron Smelser

407-948-3052

CONTRACTOR'S Representative

Telephone Number

9400 Southridge Park Ct #200

Street Address

Orlando

FL

32819

City

State

Zip Code

Send electronic
copies to:

Attn: Robert Hinckley
Property Manager
managerbcma@gmail.com

Robert Dotson
Lerch Bates Inc.
Robert.Dotson@lerchbates.com

PART 1 - GENERAL

1.1 CONTRACTOR'S BASE QUOTATION

A. Having examined documents prepared by Lerch Bates Inc. dated June 24, 2021, and having reviewed site conditions, applicable codes and all conditions affecting and governing the work, the Undersigned Contractor hereby offers to provide all engineering, labor, materials, transportation, services, and equipment necessary and incidental to properly execute required work of the Contract Documents for the sum of:

1. Elevator Work:

ELEVATOR WORK	
Designation	Total Cost
Elevator #1	\$227,150.00
Elevator #2	\$227,150.00
TOTAL	\$454,30.000

2. Building Related Work:

BUILDING RELATED WORK	
All Elevators	Total Cost
TOTAL	\$65,200.00

3. Total Turn-Key Work Elevator and Related Building Work:

TOTAL	
All Elevators	Total Cost
TOTAL	\$519,500.00

B. Modernization Billing Rates (Rates):

Billing Rates	Mechanic	Helper	Crew
Straight Time	REFER TO CONTRACT	\$.....	\$.....
Overtime Premium (1.5 Time)	\$.....	\$.....	\$.....
Overtime Premium (1.7 Time)	\$.....	\$.....	\$.....
Overtime Premium (2.0 Time)	\$.....	\$.....	\$.....

1.2 MAINTENANCE:

A. Interim Maintenance: We agree to furnish interim, preventive maintenance during the period from written award of this Contract or verbal notice to proceed until all required work is complete for following amount per month per unit:

INTERIM MAINTENANCE	
Designation	Monthly Cost
Elevator #1	EXISTING KONE CONTRACT
Elevator #2	\$.....

TOTAL	EXISTING KONE CONTRACT
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- B. Continued Contract Maintenance: We agree to furnish continuing preventive maintenance in accordance with Section 01800 1.03 for the following cost:

PREVENTIVE MAINTENANCE	
Designation	1st year (Monthly)
Elevator 1	EXISTING KONE CONTRACT
Elevator 2	EXISTING KONE CONTRACT
TOTAL	EXISTING KONE CONTRACT

- C. Enter a cost figure for all pricing requested. Failure to comply, subject's quotation to disqualification.
- D. Undersigned affirms that quotations provided represent entire cost including site conditions, code requirements, drawings, specifications, addenda, and any other Contract Documents, and no claim will be made due to any increase in wage scales, material prices, taxes, insurance, cost indexes or any other factors affecting the construction industry or this project except as expressly allowed in Owner's maintenance contract specification Section 14325.

1.3 ADDENDA

- A. Undersigned acknowledges receipt of Addendum No. NA through NA.

1.4 CONTRACTOR'S OTHER SUPPORTING ENCLOSURES

- A. Undersigned has enclosed the following (Indicate YES/NO): Separate letter containing any "Qualification" related to its Quotation. YES / NO

1.5 PURCHASER'S CONSTRUCTION SCHEDULE

- A. Undersigned agrees to perform the work specified in the contract documents in the durations outlined below by the Contractor:

WORK PHASE	DURATION
Contracting and Submittal Phase	8 weeks
Equipment Manufacturing	12 weeks
Installation #1	11 weeks
Installation #2	10 weeks
Punch List and Close Out	4 weeks
Total Construction Time	45 weeks

1.6 CONTRACTOR'S LIST OF SUPPLIERS/SUB-CONTRACTORS

- A. The undersigned Contractor will utilize the following suppliers/subcontractors for major components of work and submits these firms for approval. Upon acceptance of these

Suppliers/Sub-Contractors by Purchaser/Consultant, no substitutions shall be made without written approval of Consultant.

Suppliers/Subcontractor Name	Component/Type of Work
Nichols Contracting	HVAC/ Electrical/ Fire Alarm
.....
.....
.....
.....
.....
.....

(Use back of page if necessary)

1.7 SUBMISSION AND ACCEPTANCE OF QUOTATIONS

- A. Undersigned Contractor agrees to Purchaser's right to reject any and all quotations without explanation.
- B. Undersigned Contractor declares that preparation and submission of quotations herein contained do not obligate Purchaser or Consultant in any way.
- C. Undersigned Contractor agrees and understands that Purchaser assumes no obligation to enter into a Contract.

1.8 ALTERNATES

- A. State net sum to be added to or deducted from Stipulated Sum (Base Quotation) in event any Alternate Quotation is accepted.
- B. Submit Alternate Quotations by filling in blank spaces provided herein.
- C. Purchaser reserves right to accept or reject any or all Alternates.
- D. Provide LUMP SUM price for all alternates as described below and in Section 01030, Alternates.

ALTERNATES	DESCRIPTION SUMMARY OF ALTERNATE	ADD/DEDUCT COST	ADD/DEDUCT INSTALLATION WEEKS
#1	Provide Pricing for new stainless-steel doors at levels A, B and 1.	\$12,500.00	1
#2	Provide Pricing for MAD Touchscreens	\$30,600.00	1
#3	Provide Pricing for Wittur Linear Door Systems Car Side Only.	Included in Base Bid
Voluntary #1	Detailed description here:
Voluntary #2	Detailed description here:

1.9 CONTRACTOR SIGNATURE

DATE: 7-23-21
SIGNED: Aaron Smelser
PRINT NAME: Aaron Smelser
TITLE: Sr. Modernization Sales Executive
NAME OF FIRM: KONE INC
STATE LICENSE NO.: ELCO 79

LEGAL ADDRESS:
One KONE Ct
Moline IL 61265
.....
.....
TELEPHONE: 407-812-8033 (local)

ORGANIZED AS A (MARK ONE):
 INDIVIDUAL
 PARTNERSHIP
 CORPORATION UNDER STATE LAW OF
Delaware

(SEAL)

END OF SECTION

Orlando Branch Office
Modernization Department

July 23, 2021

Bayshore Bath and Tennis Club Assn, Inc
925 N Halifax Ave
Daytona Beach FL 32118

KONE Inc.
9400 Southridge Park Ct
Suite 200
Tel 407.812.8033
Fax 407.852.6439
www.us.kone.com
aaron.smelser@kone.com

Subject: Bayshore Bath and Tennis Club South Tower Modernization

Dear Mr. Hinckley:

KONE is pleased to provide a **modernization bid of \$519,500 including general contracting work** for the South Tower Building per the Lerch Bates specifications. In order to ensure the best possible project, we would like to make the following clarifications:

1. The maintenance contract between KONE and the Owner dated 8/15/19 remains in full force and effect. Per section 11 of the maintenance agreement in the event KONE is not the lowest bid, Owner shall provide KONE with the lowest bid and allow us the opportunity to meet that offer. If the job is awarded to a vendor other than KONE, we reserve the right to inspect the work and direct additional work or rework be performed if required.
2. Owner is responsible for ensuring each elevator has its own dedicated phone line. In lieu of this, KONE can install a wireless gateway for each elevator.
3. KONE requires storage area for one 10' x 25' container, and one dumpster within 100' of the entrance to each building.
4. Normal KONE working hours are 7:00 am – 5:30 p m, Monday through Thursday for the modernization.
5. Two crane picks are required. Each pick is scheduled to last approximately 10 hours and a lift plan is attached showing the location of crane set up which will block access to the parking garage. In the event inclement weather delays or cancels a crane pick after the crane is already on site, then KONE shall submit a change order for the additional costs required.
6. We have attached the scope of included by the general contractor. This scope constitutes the full scope of general contracting work to be done under this contract.
7. KONE is not responsible for delays due to the ongoing Covid-19 pandemic.
8. Liquidated damages will be capped at 20% of the total contract value.
9. Down payment of 30% of total contract value required at time of contract execution.
10. Form of Contract shall be AIA-2017. Additional insured provisions are not included. KONE will provide our standard insurance certificate showing limits which exceed those required in the specification.

The following clarifications are per verbal conversation with consultant:

11. Section 14250 2.5(H): KONE is providing new whisperflex compensation as part of the base bid.
12. Section 14250 2.5(K): New door hangers are not provided; new door rollers are provided.
13. Section 14250 2.8(B): KONE is included the cab interior work under our permit for the south building only. Since now modernization work is being performed on the north building, the cab interior vendor will apply for a separate permit.
14. Section 14250 2.10(G): Fire status panel will be located adjacent the elevator bank, similar to location of fire status panel in north building.

Thank you for the opportunity to provide a quote for this project. We look forward to working with you.

Sincerely,
Aaron Smelser
Sr. Modernization Sales Executive
KONE, Inc.

Cc: Rob Dotson, Lerch Bates

ELEVATOR MAINTENANCE BID QUOTATION FORM

BAYSHORE BATH & TENNIS CLUB

Project # R0100032794

KONE is existing maintenance provider. All monthly rates and hourly billing rates remain the same per maintenance agreement.

CONTRACTOR NAME: KONE INC _____ **Date** 7-23-21 _____

Equipment ID, Schedule, Performance requirements, and pricing

						Performance Requirements (Stopping Accuracy = ±1/4")			
Car ID Group ID	AHJ ID	Make	Type	Capacity	No of Stops	Speed	In Car Noise Level	Door Open Time (±.5)	Door Close Time (+.1)
Car 1 South	20473	TBD	Traction	2500 lbs	13	350 fpm	60 dB	2.3 sec.	4.0 sec.
Car 2 South	20474	TBD	Traction	2500 lbs	13	350 fpm	60 dB	2.3 sec.	4.0 sec.
Car 1 North		Schindler	Traction	2500 lbs	13	350 fpm	60 dB	2.3 sec.	4.0 sec.
Car 2 North		Schindler	Traction	2500 lbs	13	350 fpm	60 dB	2.3 sec.	4.0 sec.

Elevator Contractor Minimum Monthly Maintenance Hours and Year One Billing per Elevator

Car ID	AHJ ID	Elevator Contractor Minimum Quarterly Maintenance Hrs.	Purchaser's Requested Overtime Maintenance Hrs.	Total Annual Hours	Year One Monthly Billing	Year One Total Annual Billing
Car 1 South	20473	2.0		8		
Car 2 South	20474	2.0		8		
Car 1 North		2.0		8		
Car 2 North		2.0		8		
Sub-Totals		16.0		16		
Total Maintenance Cost						

ELEVATOR MAINTENANCE BID QUOTATION FORM

BAYSHORE BATH & TENNIS CLUB

Project # R0100032794

LABOR RATES <i>(Remain Firm for Initial Term of Contract, then subject to mutual escalation between Purchaser and Contractor for each additional contract term)</i>			
BILLING RATE	MECHANIC	HELPER	TEAM
Regular Time (8:00am – 5:30pm, Monday – Friday) Except Trade Holidays			
Overtime Premium Portion Monday-Saturday Regular Time Coverage Contract			
Overtime Premium Portion Sunday-Holidays Regular Time Coverage Contract			
Overtime Premium Monday – Saturday Full Bill Out of Scope Work (Misuse Etc.)			
Overtime Premium Sunday and Holidays Full Bill Out of Scope Work (Misuse Etc.)			
COMPONENT THAT IS OBSOLETE OR EXCLUDED	COST TO REMEDY IF REQUIRED	METHOD OF REMEDY (REPAIR, REPLACE OR UPGRADE)	

Year of Contract	Total Annual Contract Price Regular Time Coverage	Total Annual Contract Price Overtime Time Coverage
Year One		
Year Two		
Year Three		
Year Four		
Year Five		

Note: If awarded this agreement, the above information shall be transferred to Appendix A of the Service Agreement by the Contractor. Contractor is only responsible for submitting this document for the bid.

See next Page.

ELEVATOR MAINTENANCE BID QUOTATION FORM

BAYSHORE BATH & TENNIS CLUB

Project # R0100032794

CONTRACTOR PRE-QUALIFICATION FORM

PART 1 GENERAL

1.1 GENERAL REQUIREMENTS

A. Contractor shall provide 3 nearby References:

Project Name: _____
Contact Name: _____
Contact Email: _____
Quantity of Elevators: _____

Project Name: _____
Contact Name: _____
Contact Email: _____
Quantity of Elevators: _____

Project Name: _____
Contact Name: _____
Contact Email: _____
Quantity of Elevators: _____

B. Local Branch Information:

1. Dedicated Repair Teams: _____
2. Dedicated Maintenance Mechanics: _____
3. Number of Maintenance Routes: _____
4. How many elevators on service out of the local branch office? _____
5. Address of Office: _____

1.2 PROJECT STAFFING

Provide the following information about the key personnel who will support this account:

Primary Technician Name:
Years of Experience:
Quantity of Elevators Currently on Route:
Secondary Technician Name:
Years of Experience:
Quantity of Elevators Currently on Route:
Service Manager Name:
Years of Experience:
Account Manager Name:
Years of Experience: