

Application

Date: March 11, 2015

Business Name: Gateway Center

Contact Name: Melissa Trower

Title: Director of Operations

Address: 1 Gateway Dr, Collinsville, IL 62234

Phone: 614-345-8998 x108

Email: mtrower@gatewaycenter.com

Building Owner: Gateway Center

Amount of sales tax paid last year: Not Applicable. Gateway Center is exempt from paying both sales and real estate taxes.

Amount of real estate tax paid last year: Not Applicable. Gateway Center is exempt from paying both sales and real estate taxes.

Number of total commercial units affected by project: 1

Total square footage affected by project: 13,677

Number of residences affected by project: 0

Number of employees employed on an annual basis: 47 (Full Time) 30 (Part Time)

If a major project, number of construction employees anticipated to be employed: 10

If a major project, estimated time period of construction: 11 days

Are you willing to comply with recommendations established in the Collinsville Historic Architectural Standards guidelines as advised by the Collinsville Historic Preservation Commission and Uptown Development Commission, if applicable?
Not Applicable.

1. Address how the proposed project will constitute an economic benefit to the City and justifies the expenditure of TIF funds:

Gateway Center was created with the intention of bringing business to the city of Collinsville. With our flexible event space, competitive pricing, and prime location just 10 minutes from downtown St Louis, Gateway Center is an ideal place to hold meetings, conventions, trade shows, banquets, weddings, and other gatherings. The events being held at Gateway Center then create other opportunities for the surrounding businesses, such as hotels, restaurants, retail stores, entertainment facilities, and other specialty services. This is a list of some of the local businesses that benefit directly from Gateway Center's operation:

A & H Mechanical	The Doubletree Hotel	Arby's White Castle
Johnstone Supply	TheBank of Edwardsville	McDonald's
Frost Electric	Regions Bank	Porter's Steakhouse
Connors	Home Depot	Ravanelli's Restaurant
Village Locksmith	Swing City Music FedEx	Bandana's Barbecue
Petroff Trucking	Collinsville Ice & Fuel	Dairy Queen
Wal-Mart	Metro Glass	Culver's
Suburban Journals	Mike's Automotive	Burger King
A-1 Rental	Starbucks	A&W
Rural King		Qdoba

Zapata's	St Louis Bread Co	Americas Best Value Inn
Ruby Tuesday		
Applebee's	Subway	Super 8 Motel
Waffle House	Steak 'N Shake	Days Inn
Denny's	Drury Inn	Fairfield Inn
Bob Evans	Comfort Inn	Splash City
Golden Corral	Hampton Inn	Gateway Fun Park
Pizza Hut	Days Inn	
Ponderosa	Wendy's	Fairmount Race Track
Penn Station	MotoMart	Cahokia Mounds

In addition to supporting the local businesses, Gateway Center supports our fire and police personnel, generating an extra \$18,670 in supplementary earnings for these departments between February 2013 and February 2014. Since opening our doors, Gateway Center has created opportunities for the fire and police personnel totaling \$205,146 in additional income due to working our events.

Another noteworthy economic benefit is the \$326,383, which represents the city portion of the 1% food and beverage tax, generated from events held at Gateway Center between 1990 and 2013.

Lastly, it is important to note that the City of Collinsville receives 2% of the local hotel/motel tax revenue. Gateway Center plays a significant role in generating overnight stays within the local Hospitality District, which ultimately generates income for the City of Collinsville.

In addition to the economic benefits Gateway Center generates, it is also important to take into account that the convention center creates visibility and urban appeal for local businesses, development and redevelopment projects.

Gateway Center has hosted the annual Festival of Trees event for the past 21 years, which has evolved into one of Collinsville's largest, most well attended charitable events that benefits the entire local community. The festival has generated \$547,289 in proceeds that have funded several dozen projects that have improved the quality of life for local citizens. Gateway Center is also an event sponsor for the annual Business Retention and Attraction Reception. The Center has contributed approximately \$13,296.49 to support this annual economic development networking function. Representatives of Gateway Center also took the initiative to leverage its relationship with its exclusive audio/visual company to support the Business Retention and Attraction event, which has resulted in excess of \$17,500 in audio/visual equipment that has been utilized to showcase Collinsville's assets.

2. Please state which of the following issues will be eradicated by this project and provide details for each:

- a. Dilapidation;
 - b. Obsolescence;
 - c. Deterioration;**
 - d. Illegal use of individual structures;
 - e. Presence of structures below minimum Code standards;
 - f. Abandonment;
 - g. Excessive vacancies;**
 - h. Overcrowding of structures and community facilities;
 - i. Lack of ventilation, light or sanitary facilities;
 - j. Inadequate utilities;
 - k. Excessive land coverage;
 - l. Deleterious land use or layout;
 - m. Depreciation of physical maintenance;**
 - n. Lack of community planning
-

The improvements described would assist in the alleviation of the following:
Deterioration; depreciation of physical maintenance; and word toward preventing excessive vacancies.

In response to Question No. 2, in order to address the expenses related to aging buildings, Illinois State Statutes provides for the creation of TIF Districts as a way to promote reinvestment and prevent further decline of building/properties. Because this proposed improvement constitutes a substantial investment of Gateway Center, there is a compelling public need to protect its viability and that of the underlying TIF District Are #1. In doing so, it will protect the image of the Eastport Plaza Area as a regional commercial hub, assist Gateway Center in promoting convention business, and facilitate the transition of the building to a more productive state for the benefit of all the parties involved, including the City and other taxing districts. Furthermore, the proposed reinvestment will allow Gateway Center to continue to function as the major anchor of the Eastport Plaza Area, attracting and retaining business.

In further response to Question No. 2, the following are descriptions of all proposed projects in the application:

Project #1, Removal and Replacement of a Total of Three (3) Heating and Cooling Rooftop Units:

Project #1 entails the removal and replacement of a total of three heating and cooling rooftop units that range in size from 12 to 17 ½ tons. The replacement units affected three out of the four Conference Wing rooms, which are typically used for meetings, break out rooms, and dressing rooms that support larger events. Each room has one dedicated HVAC unit, and a unit that is not fully functional would result in an inability to rent that space.

As a result of the investment in new HVAC Rooftop Units, Gateway Center is now able to be in a position to continue to offer attractive and competitive meeting facilities. It also enables the convention center to continue to stimulate a significant amount of tax revenue within the local economy and for the hospitality supporting businesses that largely rely on Gateway Center's event traffic for income.

Representatives of Gateway Center feel it is important for the city officials to be well informed of the magnitude of order the convention center's heating and cooling units play in terms of capital replacement costs. Presently, there are a total of 48 existing rooftop units that supply climate control to the 105,000 square foot facility. The average life expectancy of rooftop units ranges between 15 and 20 years. Today, the average replacement cost of each of our rooftop units is \$28,433. If Gateway Center were to replace all of its existing units at today's market cost, the approximate financial outlay would total \$1,364,800.

Project Labor Details:

Number of Construction Employees:	4
Total Cost of Construction Employment:	\$1,183.44

Project #2, Removal and Replacement of the Ballroom AB Roof

Ballroom AB is located in the center of the main event space and is utilized quite often, especially with bigger events. The roof membrane is overdue for replacement and has eight current leaks that cannot be located by professional roofing contractors. During the rainy season the leaks affect gaming conventions, weddings, and repeat trade shows that notice the same problem in subsequent years. Our inability to provide dry event space in such a prime location greatly impacts our reputation as an outstanding facility.

The project would entail removing the current EPDM (ethylene propylene diene terpolymer) membrane, replacing any damaged insulation, provide a new ½" High Density Cover-board, and attach a new EPDM membrane.

Due to multiple expansions over the lifetime of the Center, there are several tiers of roofs that have been added at different times. The replacement projects are necessary to keep the building in operation. These roofs are being systematically replaced over time to keep up with the demands of the building.

The Center has provided "Alternates" in the bidding process to request prices on a thicker membrane, a longer warranty, and a recycling credit as options for this project.

Project Labor Details:

Number of Construction Employees:	6
Total Cost of Construction Employment:	\$36,400

3. Describe any environmental/EPA issues related to the site.

There are currently no environmental/EPA issues at Gateway Center.

Summary of Project Costs:

Project #1: Removal and Replacement of 3 Rooftop Units \$98,800

Project #2: Removal and Replacement of Ballroom AB Roof \$76,296

Total Cost Associated with Projects \$175,096

T.I.F. Funding Application Request \$170,764.55

Difference \$4,331.45

Cynthia Warke

PRINTED NAME OF APPLICANT SIGNATURE

March 16, 2015

DATE

Economic Benefits of Conventions (Room Nights and Meal Purchases)

Between 2011 and 2014, Gateway Center held a total of 1,451 events and of these events, 49 were conventions. Below are merely examples that illustrate the economic benefits reaped by the community from this particular type of event.

Name & Year of Event	Number of Delegates	Direct Economic Economic Impact	Direct, Indirect & Induced Economic Impact
CKC Scrapbooking Convention:			
2012	3,195	\$500,040	\$1,000,080
2013	3,830	\$597,160	\$1,194,320
2014	3,496	\$545,190	\$1,090,380
Total:	10,521	\$1,642,390	\$3,284,780
Anime Convention:			
2012	2,995	\$479,280	\$ 958,560
2013	3,400	\$537,500	\$1,075,000
2014	5,000	\$800,631	\$1,601,262
Total:	11,395	\$1,817,411	\$3,634,822
Archon Convention:			
2012	2,200	\$418,000	\$836,000
2013	2,550	\$475,780	\$951,560
2014	2,300	\$414,711	\$829,422
Total:	7,050	\$1,308,491	\$2,616,982

The number of overnight stays accounted for in the economic impact figures reflected above are inclusive of the quantity of overnight stays arranged through a "room block" that were reported to Gateway Center by either a hotel or convention organizer. These figures do not include overnight reservations made by individual delegates.

It should be noted, that representatives of Comfort Inn, Drury Inn, Fairfield Inn, and Days Inn all reported that their properties were sold out, while Archon and the Anime conventions were held but could not verify how many rooms were utilized by delegates, due to delegates making their own sleeping accommodations, and not arranging through a "room block".

The economic impact figures reflected above do not account for any discretionary spending by convention delegates such as retail purchases, recreation, local transportation (taxi-limo), gasoline purchases, entertainment, etc.

Direct effects - Direct effects are the changes in sales, income and jobs in those businesses that directly receive the visitor spending.

Indirect effects – As a result of the recirculation of money spent by the visitor; changes in sales, income and jobs from industries that supply goods and services to the business that sell directly to the visitors. For example, linen suppliers benefit from visitor spending at lodging establishments.

Induced effects – As a result of the recirculation of money spent by the visitor; changes in economic activity in the region resulting from household spending of income earned through a direct or indirect effect of the visitor spending. For example, motel and linen supply employees live in the region and spend the income earned on housing, groceries, education, clothing and other goods and services.

**GATEWAY CENTER
FACILITY USERS FY'14**

Event Name	Nature of Event
VIP Dance	Athletic Event
ASC Express Nationals	Athletic Event
Revolution Talent	Athletic Event
Masquerade Dance	Athletic Event
Total # of Athletic Events	4

Collinsville Area	banquet
FRIENDS	banquet
The Gideons	banquet
Long Term Care Directors	banquet
Appellate Lawyers	banquet
Tierra's Sweet 16	banquet
OsteoArthritis Centers	banquet
Collinsville Area	banquet
FRIENDS	banquet
Long Term Care Directors	banquet
Collinsville Area	banquet
FRIENDS	banquet
Swepson Bridal Shower	banquet
Long Term Care Directors	banquet
Tier 4 Final	banquet
Collinsville Area	banquet
FRIENDS	banquet
Long Term Care Directors	banquet
Canty Graduation Party	banquet
REALTOR Association of	banquet
Collinsville Area	banquet
FRIENDS	banquet
East St. Louis Sr High	banquet
Long Term Care Directors	banquet
Chamber of Commerce	banquet
Lucille Cooper 70th	banquet
Collinsville Area	banquet
FRIENDS	banquet
Long Term Care Directors	banquet
Madison County	banquet
Collinsville Area	banquet
FRIENDS	banquet
Long Term Care Directors	banquet
Kiwanis Mayor's Prayer	banquet
Edward Jones Client	banquet
Black and White Affair	banquet
Anderson Hospital	banquet
Collinsville Area	banquet
FRIENDS	banquet

Long Term Care Directors	banquet
Greater Gateway	banquet
Madrigal Dinner Theater	banquet
Collinsville Area	banquet
FRIENDS	banquet
Jackie Milton Bridal	banquet
Long Term Care Directors	banquet
Greater Gateway	banquet
CARD Daddy Daughter Dance	banquet
Collinsville Area	banquet
FRIENDS	banquet
TheBANK of Edwardsville	banquet
Enjoy Church's The Cupid	banquet
Long Term Care Directors	banquet
Collinsville Area	banquet
FRIENDS	banquet
EDC Business Retention	banquet
Mosaic Pregnancy and	banquet
Long Term Care Directors	banquet
Dawn Powell's Bridal	banquet
Edward Jones Client	banquet
Congressional Prayer	banquet
RP Lumber Co.	banquet
Collinsville Area	banquet
FRIENDS	banquet
Dental Society Meeting	banquet
Long Term Care Directors	banquet
City of Collinsville	banquet
70th Birthday Celebration	banquet
IL High School	banquet / auction
Collinsville Faith in	banquet / auction
Greater Gateway	banquet / auction
Collinsville HS Reunion	banquet / auction
Collinsville Chamber	banquet / auction
Lessie Bates	banquet / auction
Annual Troy Maryville	banquet / auction
Edwardsville High School	banquet / auction
SWIL Principals	banquet / auction
Total # of Banquets	77

Anderson Hospital Baby	consumer show
Belleville News Democrat	consumer show
Pegasus Productions	consumer show
Ceramic Show	consumer show
Gateway Rubber Stamp	consumer show
First Day Family Fun	consumer show

Gateway Bridal Show	consumer show
DIY Retirement Showcase	consumer show
Gateway Fall Home & Hot	consumer show
International Gem &	consumer show
Mothers of Multiples	consumer show
Pegasus Productions	consumer show
Great Train Expo	consumer show
Fall Into Scrapbooking	consumer show
St. Louis Regional Gun &	consumer show
GUN PICK UP	consumer show
Lets Go Fishing Show	consumer show
ACS Spring Home Show	consumer show
Midwest Bicycle Expo	consumer show
Gateway Bridal Show	consumer show
St. Louis Woodworking	consumer show
St. Louis Regional Gun &	consumer show
Illinois Archaeological	consumer show
American Indian &	consumer show
International Gem &	consumer show
Pegasus Productions	consumer show
Mothers of Multiples	consumer show
Total # of Consumer Shows	27

IAR Annual Spring	convention
It Works! Global Boot	convention
NatsuCon Anime Convention	convention
Archon 37	convention
SICAP Construction	convention
Gateway Challenge	convention
Whitetail Sales & Service	convention
On-site Wastewater	convention
Belleville Diocesan	convention
Creating Keepsakes	convention
Anime St. Louis 2014	convention
Total # of Conventions	11

Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
ActOnEnergy Business	meeting
Illinois Municipal	meeting
Premier Designs Jewelry	meeting
COCA	meeting
Supreme Court of Ill	meeting

Ameren Illinois	meeting
Ameren Illinois	meeting
Valvoline Instant Oil	meeting
Medical Weight Loss	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Illinois Association of	meeting
DieCon 2013	meeting
Computer Services, Inc.	meeting
TaxSeminars.com	meeting
Madison County Bar	meeting
Valvoline Instant Oil	meeting
Phillips 66	meeting
Ameren	meeting
Monsanto	meeting
Ameren Illinois	meeting
Collinsville Chamber of	meeting
Illinois Municipal	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Ameren Illinois	meeting
Monsanto	meeting
Monsanto	meeting
Premier Designs Jewelry	meeting
Railroad Prototype	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Mike Hobbs Auction	meeting
Ameren Illinois	meeting
Illinois Cheerleading	meeting
Transportation for	meeting
Riverbend Headstart	meeting
Free Marketing Series	meeting
IL State Board of	meeting
Valvoline Instant Oil	meeting
Customs & Border	meeting
Olin Brass	meeting
Rent A Center	meeting
Premier Designs Jewelry	meeting
Computer Services, Inc.	meeting
COCA	meeting
Enjoy Church	meeting

Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Winchester Ammunition	meeting
Anderson Pest Solutions	meeting
IL State Bar Association	meeting
Free Marketing Series	meeting
Greater Gateway	meeting
Customs & Border	meeting
Olin Brass	meeting
Rent A Center	meeting
Ameren Illinois	meeting
ISBA Mutual Risk	meeting
Nicol Investors	meeting
Illinois Municipal	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Olin Brass Annual Safety	meeting
Riverbend Headstart	meeting
Free Seminar #3: Grow	meeting
International Dairy Queen	meeting
The Ultimate Pageant	meeting
Developmental Disability	meeting
Valvoline Instant Oil	meeting
Olin Brass	meeting
Olin Brass	meeting
Leadership Council	meeting
Alco Holiday Meeting	meeting
Olin Brass	meeting
Sanford Brown	meeting
Premier Designs Jewelry	meeting
Computer Services, Inc.	meeting
TaxSeminars.com	meeting
IDOT - Division of	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
BACS Seminar and	meeting
Midwest Truckers	meeting
Land of Lincoln	meeting
Home Federal Savings &	meeting
Dr. Robert Melillo	meeting
Circle of Remembrance	meeting
Customs & Border	meeting
Physical Medicine Clinic	meeting

Greater Gateway	meeting
Valvoline Instant Oil	meeting
Vail Seminars	meeting
Breakfast with Rick	meeting
Prairie Farms	meeting
U of I Tax School	meeting
U of I Tax School	meeting
TaxSeminars.com	meeting
TaxSeminars.com	meeting
TaxSeminars.com	meeting
TaxSeminars.com	meeting
U of I Tax School	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
IL-DHS Employee and	meeting
IL-DHS Employee and	meeting
Life Leadership	meeting
Heartland Health Outreach	meeting
Riverbend Head Start	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Presley Tours	meeting
Post Holdings, Inc.	meeting
Greater Gateway	meeting
Valvoline Instant Oil	meeting
Midwest Equipment &	meeting
Metro East School	meeting
Ameren	meeting
Phillips 66	meeting
Menasha Packaging Job	meeting
Scheffel Boyle	meeting
Genesis Pure	meeting
Triad Model UN	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
U of I Pesticide	meeting
Briggs & Stratton	meeting
Valvoline Instant Oil	meeting
Teva Neuroscience	meeting
American Red Cross	meeting
Phillips 66	meeting
ABC Supply Co	meeting
ABC Supply Co	meeting

Delve a Focus Pointe	meeting
Annual Heart Queen	meeting
NutriChef	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Gun & Knife Pick Up	meeting
Midwest Costume Academy	meeting
SIUE	meeting
Computer Services, Inc.	meeting
Illinois Municipal	meeting
Greater Gateway	meeting
The Ultimate Pageant	meeting
Continuing Education	meeting
Midwest Summit Academy	meeting
ABC Supply Co.	meeting
ABC Supply Co	meeting
Townhall Meeting	meeting
Valvoline Instant Oil	meeting
Enjoy Church	meeting
Enjoy Church	meeting
Enjoy Church	meeting
University of Illinois-	meeting
Mike Hobbs Auction	meeting
Valvoline Instant Oil	meeting
Illinois Municipal	meeting
Greater Gateway	meeting
Illinois Chamber of	meeting
Madison County Bar	meeting
Baker Excavation Safety	meeting
Revival Waves of Glory	meeting
Total # of Meetings	181

Jack Schmidt Ford Lincoln	public show
Confluence Crush Roller	public show
Star City Games.Com 10K	public show
Confluence Crush Roller	public show
Elvis Tribute Artist	public show
Alter Reality Games	public show
StarCityGames.com Open	public show
Total # of Public Shows	7

Siemer Distributors	trade show
Jobs Plus 2013	trade show
Switzer Foods	trade show

SLSRC	trade show
Gateway Green Industry	trade show
Belleville News Democrat	trade show
Haag Foods & Poultry	trade show
Total # of Trade Shows	7

Carich/Bone Wedding	Wedding Reception
Turner/Jones Wedding	Wedding Reception
Sutton/Sedlacek Wedding	Wedding Reception
Cantrall/Clark Wedding	Wedding Reception
Fritz/Esarey Wedding	Wedding Reception
Zumwalt/Schrumpf Wedding	Wedding Reception
Downen/Belfield Wedding	Wedding Reception
Giger/Troxell Wedding	Wedding Reception
Pinto/Hock Wedding	Wedding Reception
Crawford/Hibbs Wedding	Wedding Reception
Halpin/Hicks Wedding	Wedding Reception
Roberts/Karim Wedding	Wedding Reception
Ivy Reception	Wedding Reception
Williams Wedding	Wedding Reception
Fleshren/Andrews Wedding	Wedding Reception
Mueller/Corzine Wedding	Wedding Reception
Scherschel/Noeth Wedding	Wedding Reception
Frey/Mills Wedding	Wedding Reception
Schaefer/Walthall	Wedding Reception
Chitwood/Bruce Wedding	Wedding Reception
Becker/Kueper Wedding	Wedding Reception
Williams/Doty Wedding	Wedding Reception
Henderson/Means Wedding	Wedding Reception
Wilburn/Hollingsworth	Wedding Reception
Dailey/Sloan Wedding	Wedding Reception
Jones/Ward Wedding	Wedding Reception
Craig/Long Wedding	Wedding Reception
Setser-Rath Wedding	Wedding Reception
Rodeffer/Krumwiede	Wedding Reception
Wiesemeyer/Marks Wedding	Wedding Reception
Vinyard/Bastin Wedding	Wedding Reception
Frost/Owens Wedding	Wedding Reception
Rotter-Wilke Wedding	Wedding Reception
Ward-Burns Wedding	Wedding Reception
Pope/Dillard Wedding	Wedding Reception
Dugger/Faulkner Wedding	Wedding Reception
Borgard Wedding Reception	Wedding Reception
Hunter/Milyard Wedding	Wedding Reception
Sauls/Touchette Wedding	Wedding Reception
Total # of Wedding Receptions	39

Total # of Athletic Events	4
Total # of Banquets	77
Total # of Consumer Shows	27
Total # of Conventions	11
Total # of Meetings	181
Total # of Public Shows	7
Total # of Trade Shows	7
Total # of Wedding Receptions	39
TOTAL	353

3,000 Attendees and \$1.6 Million Impact Expected in St. Louis Area from It Works! Global Company hosts quarterly conference in Greater St. Louis area

ST. LOUIS (July 25, 2013) – A consumer lifestyle, health and skincare products company, It Works! Global, will host its quarterly “Boot Camp” this weekend. Industry experts project the event will have an estimated \$1,596,000 in direct economic impact to the Greater St. Louis area.

Event organizers say the July 26 and 27 sold-out conference will have 3,000 independent distributor attendees in addition to guests attending the conference at Gateway Center, 1 Gateway Drive in Collinsville, Ill.

The conference will feature business-building strategies from the direct sales company’s top performers, important announcements about the It Works! brand and presentations from It Works! CEO Mark B. Pentecost, among others.

“A big part of the It Works! mission is to bring economic freedom to our distributors,” Pentecost said of the economic impact. “We want to extend that same financial freedom to the communities we host events in and are glad to be making a positive impact in the communities that surround us.”

Based on the Destination Marketing Association International’s Convention Expenditure Impact Study and input from the Tourism Bureau Southwestern Illinois, the Gateway Center’s Collinsville economic calculator suggests that the total economic impact will average \$266 per person per day. Event attendees may bring family and friends as well as stay in the area prior to and after the conference.

About It Works! Global

Founded in 2001, It Works! Global is one of the fastest-growing consumer lifestyle, health and skincare direct sales companies. According to Inc.’s 2012 500 | 5000 list, the Florida-based company is enjoying 436-percent growth over the previous three years, and it ranks No. 50 on its “Top 100 Consumer Products & Services Companies” list and No. 56 on its “Top 100 Florida Companies” list. It Works! debuted at No. 56 on the Direct Selling News Global 100, the annual industry ranking produced by Direct Selling News magazine, and was its inaugural recipient of the DSN Bravo Momentum Award, created to recognize a previously unranked company that has demonstrated significant growth. It Works! earned the most significant first-time ranking on the DSN Global 100. It Works! offers a variety of daily-use, instant-results products including its signature and unique It Works! Wrap, a contouring product that can tighten, tone and firm any area of the body in just 45 minutes. The company currently pays commissions to more than 50,000 independent distributors worldwide. Visit www.itworksglobal.com for additional information.

###

For additional information, interview, image and product sample requests, contact Axia, the public relations firm, at 888-PR-FIRM-8, ext. 700.

Marjorie Comer
Public Relations Account Manager
Axia Public Relations ::: www.axiapr.com
Media Relations : Social : Reputation : Crisis
866-999-2942 (AXIA) x312

**Collinsville Metropolitan Exposition
Auditorium and Office Building Authority**



HVAC Replacement Project

Fall 2014

Bid Package

PART 1 ADVERTISEMENT FOR BIDS/CONTRACTUAL REQUIREMENTS

1.1 INFORMATION INCLUDES

A. The Collinsville Metropolitan Exposition, Auditorium and Office Building Authority ("Gateway Center"), hereafter termed as Convention Authority, furnish the following information:

1. Location:

A. Gateway Center is located in Eastport Plaza at One Gateway Drive,
Collinsville, IL 62234

2. Project:

A. The proposed project consists of the removal of three (3) 17 ½ Ton-Three Phase Trane rooftop units, Model # SFDB-C174-LD, SFDB-C174-LD, and SFDB-C144-LE, respectively, the existing curbs and the installation of three (3) rooftop units and curbs. Existing rooftop units scheduled for removal and replacement are RTU #3, #4 and #6. The contractor shall be responsible for furnishing all labor, equipment and materials necessary to satisfactorily complete the project in accordance with the specifications stated herein. These units will be controlled by a BAS system and must be compatible BACNet IP. Controls contractor must coordinate with Mechanical contractor for any necessary provisions to be made to the units. Suggested method of placement of units on roof is by airlift.

3. Tax Exempt:

A. The Owner is exempt from sales tax on products permanently incorporated into the work, thus NO SALES TAX shall be included in the bids for these products. Bidders can obtain a Sales Tax Exemption certificate number from Owner. Place numbers on all invoices for material incorporated in work and furnish copies of the invoices to the Owner as requested. Upon completion of the work, file with Owner a notarized statement that all purchases made under exemption certificate were entitled to be exempt. Bidder shall pay legally assessed penalties for improper use of exemption certificate number. BIDS SHALL EXCLUDE STATE AND FEDERAL TAXES.

4. Permits, Fees and Notices:

A. All Contractor permits and fees required by state and municipal requirements shall be paid for by the respective contractors or subcontractors as the case may be.

5. Warranty:

A. Contractor shall guarantee his work for a period of two (2) years from the date of Final Acceptance. Contractor shall leave the work in perfect order and neither Final Payment nor any provision in the contract shall relieve the Contractor of the responsibility of negligence for faulty materials or workmanship within the extent and

period provided by law. Under written notice Contractor shall remedy any defects due thereto and pay all expenses for any damage to other work resulting.

1.2 INSTRUCTIONS TO BIDDERS

A. Bids must be submitted on the proposal forms furnished by the Owner, enclosed in a sealed envelope, and marked and addressed as follows:

Bids for:

1. **SEALED BID REMOVAL & REPLACEMENT OF HVAC ROOFTOP UNITS**
Gateway Center Administrative Offices
One Gateway Drive
Collinsville, IL 62234
2. Show name and address of BIDDER in the upper left-hand corner of envelope.
3. Each bid must be submitted on the prescriber form with all spaces for bid pricing filled in, in ink or typewritten.
4. No bidder may withdraw a bid within 90 days after the actual date of opening thereof.
5. Owner will furnish water and electricity at install location, if needed.

1.3 SUBMISSION OF SEALED BIDS

A. Sealed bids, to be submitted as follows:

1. Bid Opening on October 20, 2014 at 1:00p.m.at Gateway Center.
2. Any bids received after said time, on the abovementioned date will not be considered.
3. Bids will be publicly opened by an Owner Representative for the receipt of bids in the Illini Room of Gateway Center, One Gateway Drive, Collinsville, IL 62234.

1.4 OWNER RIGHTS

A. The Collinsville Metropolitan Exposition Auditorium and Office Building Authority reserves the right to reject any and all bids and waive technicalities, minor variations, or departures from specifications.

1.5 PREVAILING WAGES

A. No less than prevailing wages, as determined in accordance with the Illinois Prevailing Wage Law, shall be paid to all laborers, mechanics, operators and others employed to complete this project. Gateway Center requires that all outside contractors sign a Project Labor Agreement before any work is performed.

1.6 SAFETY AND PROTECTION

- A. Contractor shall be responsible for furnishing materials required to restrict unauthorized access to staging areas. Contractor shall be responsible for initiating, maintaining and supervising all safety precautions and programs in connection with the work. Contractor shall take all necessary precautions for the safety of, and shall provide the necessary protection to prevent damage, injury or loss to:
1. All employees on the work and other persons and organizations who may be affected thereby;
 2. All the work and materials and equipment to be incorporated therein, whether in storage on or off the site; and
 3. Other property at the site adjacent thereto, including structures and utilities not designated for removal, relocation or replacement in the course of completing this project.
- B. Contractor shall comply with all applicable Laws and Regulations of any public body having jurisdiction for the safety of persons and property or to protect them from damage, injury or loss; and shall erect and maintain all necessary safeguards for such safety and protection.

1.7 INDEMNIFICATION

- A. To the fullest extent permitted by Laws and Regulations, Contractor shall indemnify and hold harmless the Owner and its employees from and against all claims and damages, losses and expenses arising out of or resulting from the performance of the work, provided that any such claim, damage, loss or expenses.

PART 2 GENERAL

2.1 WORK INCLUDES HEATING, ELECTRICAL AND PLUMBING.

- A. Base Bid:
1. HVAC Contractor provides:
 - a. Includes all necessary means to complete the rooftop unit removal, haul off and provide and install new units on existing curbs. This work will include the disconnecting and reconnect and any modifications of gas lines. Regulators are not required. Gas lines are to be replaced starting and including the existing has cocks to the final connection on the unit. Where applicable, 80 galvanized steel piping shall be utilized. All threaded connections shall be touched up with galvanized coating in the field. Safety yellow paint shall be applied to all new piping in the field. See Attachment A for make and model of existing units. Work must be complete and operational by December 24, 2014.

- b. Units only have to be tested and balanced but not the existing HVAC infrastructure.
- c. New RTU's shall NOT have factory mounted disconnects. These will be supplied and installed by electrical contractor.
- d. Electrical contractor will disconnect existing units and make safe for demolition.
- e. Base Bid RTU's will have factory mounted BACNet IP compatible controllers.

2. Controls Contractor Provides:

- a. All controllers, web based server and accessories for all (3) RTU's to be controlled by BACNet IP. Installation of all necessary components within the new units to be controlled by this system. Ethernet drop will be provided by Owner.
- b. This contractor shall provide a minimum of 8 hours of training to the Owner.
- c. Work must be complete and operational by December 24th.

2.2 QUALITY ASSURANCE

- A. Manufacturer's Qualifications: Firms regularly engaged in manufacturing of rooftop heating and cooling units, of types and capacities required, whose products have been in satisfactory use in similar service for not less than 5 years.
- B. Codes and Standards:
 - 1. Gas-fired furnace section construction shall be in accordance with AGA Safety Standards. Furnace section shall bear the AGA label.
 - 2. Testing and rating of units of 135 MBH capacity or over shall be in accordance with ARI 360 "Standard for Commercial and Industrial Unitary Air-Conditioning Equipment".
 - 3. Testing and rating of units under 135 MBH capacity shall be in accordance with ARI 210 "Standard for Unitary Air-Conditioning Equipment", and provide certified rating seal.
 - 4. Refrigerating system construction of rooftop units shall be in accordance with ASHRAE 15 "Safety code for Mechanical Refrigeration".
 - 5. Energy Efficiency Ratio (EER) of rooftop units shall be equal to or greater than prescribed by ASHRAE 90A "Energy Conservation in New Building Design".
 - 6. Rooftop units shall be listed by UL and have UL label as a unit.
 - 7. Rooftop units shall be designed, manufactured and tested in accordance with UL requirements.

2.4 SUBMITTALS

- A. Submit manufacturer's technical product data, including rated capacities of selected model clearly indicating dimensions, required clearances, weights, furnished specialties and accessories; and installation and start-up instruction in accordance with manufacturer's recommendations.
- B. Submit shop drawings detailing the manufacturer's electrical requirements for power supply wiring for rooftop heating and cooling units. Submit manufacturer's ladder-type wiring diagrams for interlock and control wiring. Clearly differentiate between portions of wiring that are factory-installed and portions to be field-installed.
- C. Submit shop drawings detailing the mounting, securing and flashing of the roof curb to the roof structure. Indicate coordinating requirements with roof membrane system.
- D. Submit maintenance data and parts list for each rooftop units, including "trouble-shooting" maintenance guide, servicing guide and preventative maintenance schedule and procedures. Include this data in maintenance manual.
- E. Submit list to Owner manufacturer's of recommended spare parts.
- G. Hail Guard specifications shall be furnished to Owner at the time of bid submission.
- H. Mill test reports for metals under pressure.

*All drawings are subject to Owner's approval prior. Lead time and product data is required at time of bid submission.

DELIVERY, STORAGE AND HANDLING

- A. Delivery rooftop units as factory-assembled units with protective crating and covering.
- B. Coordinate delivery to allow sufficient time to offload the rooftop units and airlift the units into position on the roof.
- C. Handle rooftop units and components carefully to prevent damage. Replace damaged rooftop units or components with new.
- D. Store rooftop units and components in clean dry place, off the ground, and protect from weather, water and physical damage.
- E. Rig rooftop units to comply with manufacturer's rigging and installation instructions for unloading rooftop units, and moving them to final locations.

2.6 COORDINATION

- A. Coordinate installation of roof curbs, equipment supports with existing curbs and construction.
- B. Contractors to coordinate requirements for the controls system and new units.

2.7 WARRANTY

- A. **Warranty on Compressor and Heat Exchanger:** Provide written warranty, signed by manufacturer, agreeing to replace/repair, within warranty period, compressors and heat exchangers with inadequate and defective materials and workmanship, including leakage, breakage, improper assembly, or failure to perform as required; provided manufacturer's instructions for handling, installing, protecting, and maintaining units have been adhered to during warranty period. Replacement is limited to component replacement only, and does not include labor for removal and reinstallation.
1. **Warranty Period:** 5 years from date of substantial completion.

PART 3 PRODUCTS

3.1 MANUFACTURERS:

Subject to compliance with requirements, provide rooftop units of one of the following or equivalent product:

1. Carrier Air Conditioning; Div of Carrier Corp.
2. Lennox Industries, Inc.
3. McQuay Air Conditioning Group; McQuay Inc.
4. Trane Co.
5. York

3.2 **GENERAL DESCRIPTION:** Units shall be factory-assembled and tested, designed for roof or slab installation and consisting of compressors, condensers, evaporator coils, condenser and evaporator fans, refrigeration and temperature controls, filters, factory-installed microprocessor based unit control module, and dampers. Capacities and electrical characteristics are scheduled on the Drawings.

- A. **Casing:** Manufacturer's standard casing construction, and exterior finish. Casings shall have removable panels or access doors for inspection and access to internal parts, a minimum of ½" thick thermal insulation, knockouts for electrical and piping connections, and an exterior condensate drain connection and lifting lugs.
- B. **Roof Curbs:** Manufacturer's standard construction insulated and complete with factory-installed wood nailer and drain nipple. Construction shall be in accordance with NRCA Standards. Curb shall have provision for thru-the-base utility routing.
- C. **Evaporator fans:** Forward-curved, centrifugal, belt-driven fans with adjustable sheaves or direct-driven fans; and permanently lubricated motor bearings.
- D. **Hail Guards:** Contractor shall include in the base bid amount hail guard protectors to prevent damage to HVAC rooftop unit. Contractor should be aware that the existing roof is a rubber membrane system. Contractor shall specify a hail guard system that will shield hail from ricocheting off roof surface and damaging exposed coils.

- E. Condenser fans: Propeller-type, direct-driven fans with permanently lubricated bearings.
- E. Units shall contain components of copper that are in accordance with NECS Code or ASHRAE Code.
- F. Units shall contain phase protectors.

3.3 COILS

- A. GENERAL: Aluminum plate fin and seamless copper tube type. Fins shall have collars drawn, belled and firmly bonded to the tubes by means of mechanical expansion of the tubes. No soldering or tinning shall be used in the bonding process. Coils shall have a galvanized steel casing. Coils shall be mounted in the coil casing with same end connections accessible for service. Coils shall be removable from the unit through the roof or through the piping enclosure. Coil section shall be completely insulated.
 - 1. Refrigerant cooling coils shall have an equalizing type vertical distributor to ensure each coil circuit receives the same amount of refrigerant. Coils shall be proof (450 psig) and leak (300 psig) tested with air pressure under water, then cleaned, dehydrated, and sealed with a holding charge of nitrogen.

3.4 COMPRESSORS

- A. Serviceable, fully hermetic compressors, complete with integral vibration isolators and crankcase heaters, over temperature, over-current and high pressure controls.

3.5 HEAT EXCHANGERS

- A. Manufacturer's standard construction for gas-fired heat exchangers and burners with the following controls:
 - 1. Redundant gas valve;
 - 2. Electronic spark ignition system;
 - 3. High limit cutout;

3.6 ECONOMIZER

- A. Rooftop unit shall have return and outside air dampers, outside air filter, fully modulating electric control system with enthalpy control, and adjustable mixed-air thermostat. System shall have outside air capability to match the existing RTU's, please see Attachment A for make and model of existing units. Provide automatic changeover through adjustable enthalpy control device. All units shall be set at 10% minimum position outdoor air.

3.7 MOTORS

- A. Motor Construction: NEMA MG 1, general purpose, continuous duty, Design B.
- B. Enclosure Type: Open drip proof

3.8 ACCESSORIES

- A. Units shall include the following accessories as indicated or scheduled:
 - 1. Low ambient control: Head pressure control, designed to operate at temperatures down to 0 deg F (-18 deg C).
 - 2. Hinged access doors.
 - 3. High efficiency motors
- B. Owner is specifying dual filters and adaptor frame system to support two-filters.

3.10 MICROPROCESSOR-BASED UNIT CONTROL MODULE

- A. General: Rooftop units shall include a microprocessor-based unit control module that monitors and controls rooftop operation and associated machine-mounted sensors and actuators. All controls shall be completely factory wired and run tested. Units shall include all controls necessary for individual operation and for optimization of unit operation from remote control panel and shall interface with the control panel by a direct digital communications link. All controls for new units will be tied into the existing system in accordance with all applicable codes. Existing unit control modules has all of the following capabilities and operating characteristics.

1. Existing Unit Control Module

- A. Control module is a microprocessor base unit which is completely factory installed and wired. Module monitors and controls rooftop operation and associated sensors and actuators. Each module interfaces with the control panel by a direct digital communications link. Upon power failure to the control panel or interruption of the communications link between the control module and the control panel, the rooftop unit automatically goes into a default mode to provide cooling, heating and economizing. The unit control module includes a two-digit LED display that indicates present operating status and/or failure code of the rooftop.
- B. The following status information is monitored by the rooftop unit control module and is transmitted to Siemens Insight Server for remote monitoring and control.
 - 1. Zone temperature
 - 2. Outdoor air temperature
 - 3. Supply air temperature
 - 4. Operating mode of supply fan
 - 5. Compressor status (on/off)
 - 6. Operating status of heating stages (on/off)
 - 7. Condenser fan status (on/off)
 - 8. Minimum ventilation setting
 - 9. Operating status of economizer on stand alone or with various Stages of compressor aided cooling.

- C. The following diagnostic information is monitored by the rooftop unit control module and is transmitted to Siemens Insight Server for remote monitoring and control.. The specific failure code is displayed at the rooftop unit control panel:
1. Zone temperature sensor failure
 2. Outdoor air temperature sensor failure
 3. Supply air temperature sensor failure
 4. Cooling Circuit #1 failure to operate
 5. Cooling Circuit #2 failure to operate
 6. Cooling Circuit #1 low pressure cutout tripped
 7. Cooling Circuit #2 low pressure cutout tripped
 8. First stage of heating failure to operate
 9. Evaporator fan failure to operate
 10. Outdoor air damper failure to operate
 11. High supply/return air temperature switch tripped
 12. Unit control module failure
 13. Supply or Return Fan failure

PART 4 EXECUTION

- 4.1 Examine areas and conditions under which rooftop units are to be installed. Do not proceed with work until unsatisfactory conditions have been corrected in a manner acceptable to Installer.

4.2 INSTALLATION

- A. General: Install rooftop units in accordance with manufacturer's installation instructions. Install units plumb and level, firmly anchored in locations indicated, and maintain manufacturer's recommended clearances.
- B. Support: Install and secure roof curb to roof structure, in accordance with National Roofing Contractors Association (NRCA) installation recommendations and shop drawings. Install and secure rooftop units on curbs and coordinate roof penetrations and flashing.
- C. Electrical Connections: All materials and equipment are to be installed in accordance with all applicable Standards of the National Electrical Code, the electrical code of the governing municipality; all other applicable local codes, and all safety codes and ordinances. Good workmanship shall be evidence in the installation of all electrical materials and equipment. Equipment shall be level, plumb, and true with the structure and other equipment. All materials shall be firmly secured in place, adequately supported, and permanent. All electrical connections must be properly grounded.
- D. Contractor shall ensure at the conclusion of each workday that there is a water-tight system.
- E. Contractor shall replace existing flashing around HVAC unit. Any roof penetrations shall be flashed by a certified/approved roofing installation installer so that the existing roof warranty is not null-n-void.

4.3 QUALITY ASSURANCE

- A. Agent Qualifications: Engage a testing, adjusting, and balancing agent certified by either AABC or NEBB.

B. Certification of Testing, Adjusting, and Balancing Reports: Certify the testing, adjusting, and balancing field data reports. This certification includes the following:

1. Review field data reports to validate accuracy of data and to prepare certified testing adjusting, and balancing reports.
2. Certify that the testing, adjusting, and balancing team complied with the approved testing, adjusting, and balancing plan and the procedures specified and referenced in this Specification.

C. Testing, Adjusting, and Balancing Reports: Use testing, adjusting, and balancing agent's standard forms.

D. Instrumentation Type, Quantity, and Accuracy: As described in AABC national standards. Or as described in NEBB's "Procedural Standards for Testing, Adjusting, and Balancing of Environmental Systems.

E. Instrumentation Calibration: Calibrate instruments at least every 6 months or more frequently if required by the instrument manufacturer.

4.4 EXAMINATION

- A. Examine HVAC system and equipment installations to verify that indicated balancing devices, such as test ports, gage clocks, thermometer wells, flow-control devices, balancing valves and fittings, and manual volume dampers, are properly installed, and their locations are accessible and appropriate for effective balancing and for efficient system and equipment operation.
- B. Examine handling equipment to ensure clean filters have been installed, bearings are greased, belts are aligned and tight, and equipment with functioning controls is ready for operation.
- C. Examine plenum ceilings, utilized for supply air, to verify that they are airtight. Verify that pipe penetrations and other holes are sealed.
- D. Examine equipment for installation and for properly operating safety interlocks and controls.

4.5 PREPARATION

- A. Complete system readiness checks and prepare system readiness reports.

Verify the following:

1. Permanent electrical power wiring is complete.
2. Automatic temperature-control systems are operational.
3. Equipment and duct access doors are securely closed.
4. Balance, smoke, and fire dampers are open.

4.6 START-UP SERVICES

- A. Provide the services of a factory-authorized service representative to start-up rooftop units, in accordance with manufacturer's written start-up instructions. Test controls and demonstrate compliance with requirements. Replace damaged or malfunctioning controls and equipment.

4.7 COMMISSIONING

- A. Verify that installation is as indicated and specified.

B. Complete manufacturer's installation and startup checks, as well as perform the following:

1. Level unit on housekeeping base, and flash curbs to unit and to roof.
2. Inspect for visible damage to unit casing.
3. Inspect for visible damage to furnace combustion chamber.
4. Inspect for visible damage to compressor, air-cooled condenser coil, and fans.
5. Verify that clearances have been provided for servicing.
6. Check that labels are clearly visible.
7. Clean furnace flue and condenser and inspect for construction debris.
8. Verify that controls are connected and operable.
9. Remove shipping bolts, blocks, and tie-down straps.
10. Verify that filters are installed.
11. Adjust vibration isolators.
12. Connect and purge gas lines.
13. Check acoustic insulation.
14. Check operation of barometric dampers.

C. Lubricate bearings on fan, if needed.

D. Check fan-wheel rotation for correct direction without vibration and binding.

E. Adjust fan belts to proper alignment and tension.

F. Start unit according to manufacturer's written instructions.

1. Perform starting of refrigeration in summer only.
2. Complete startup sheets and attach copy with contractor's startup report.

G. Operate unit for an initial period as recommended or required by manufacturer.

H. Perform operations for both minimum and maximum firing, and adjust burner for peak efficiency.

I. Adjust pilot to stable flame.

J. Calibrate thermostats

K. Check internal isolators

L. Check outside-air-damper for proper stroke and interlock with return-air dampers.

M. Check controls for correct sequencing of heating, mixing dampers, refrigeration, and normal and emergency shutdown.

PART 5 OPERATING AND MAINTENANCE TRAINING

A. Provide services of manufacturer's service representative to instruct Owner's personnel in operation and maintenance of rooftop units. Training shall include start-up and shut-down, servicing and preventative maintenance schedule and procedures, and troubleshooting procedures plus procedures for obtaining repair parts and technical assistance. Review operating and maintenance data contained in the Operating and Maintenance Manuals.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 1 – BID FORM 1**

SECTION 1

BID TO: **SEALED BID REMOVAL & REPLACEMENT OF HVAC ROOFTOP UNITS**
Gateway Center Administrative Offices
One Gateway Drive
Collinsville, IL 62234

BID FROM: _____

DATE: _____

BIDDER'S ADDRESS: _____

EMAIL ADDRESS: _____ **TELEPHONE NUMBER:** _____

THE UNDERSIGNED:

1. Acknowledges receipt of:

- A. Receipt of HVAC Removal and Installation HVAC Rooftop Units specifications.
- B. Addenda (if applicable):
No. _____ No. _____ No. _____ No. _____
- C. Has examined the site and all bidding documentation and shall be responsible for performing all work specifically required of bidder.

2. Agrees:

- A. To hold this bid open until 90 calendar days after bid opening date or as otherwise noted.
- B. To enter into and execute a contract with the Owner, if awarded, on the basis of this bid and in connection therewith to:
 - 1. Furnish Proof of Insurance as required by the bidding documents.
 - 2. Accomplish all of the work in accordance with the Contract.
 - 3. Complete the work within the contract time herein specified.
 - 4. In submitting this bid it is understood that the right is reserved by the Owner to reject any or all bids.
 - 5. Enter into a Project Labor Agreement.

SECTION 2

BASE BID – HVAC

Bidder agrees to provide all labor and materials to perform all work shown or specified for Base Bid in the bidding documents.

_____ DOLLARS \$ (_____)

ALTERNATES

- A. An alternate is defined as an amount proposed by Bidders and stated on their Bid that will be added to the Base Bid amount if the Owner decides to accept a corresponding change in either scope of work or in products, materials, equipment, systems or installation methods described in the Contract Documents.
- B. Immediately following award of Contract, the Contractor shall prepare and distribute to each party involved, notification of the status of each alternate. Indicate whether alternates have been accepted, rejected, or deferred for consideration at a later date. Include a complete description of negotiated modifications to alternates, if any.
- C. Include as part of each alternate, miscellaneous devices, appurtenances and similar items incidental to or required for a complete installation whether or not mentioned as part of the alternate.
- D. The Contractor shall submit a price for each of the scheduled Alternates. Alternates may require the work of more than one trade. The contractor shall coordinate prices to include all costs so that no additional costs shall be borne by the Owner due to the acceptance of additive or deductive alternates.
- E. All additional costs to the Contractor due to the inclusion of Alternates shall be included in the amount to be added to the Contract Sum, including, without limitation, all labor, materials, equipment, supervision, taxes, overhead and profit, so that no additional costs shall be borne by the Owner due to the inclusion of the additive Alternates.

ALTERNATE No. 1

Installation of Variable Speed Drives on all units. A shaft ground ring should be included.

_____ DOLLARS \$ (_____)

ALTERNATE No. 2

Adding a 5-10 year parts warranty.

_____ DOLLARS \$(_____)

BASE BID AMOUNT ONLY: \$ _____

TOTAL AMOUNT OF ALTERNATES NO. 1 & 2: \$ _____

TOTAL BID AMOUNT (Base Bid plus Alternates 1 & 2): \$ _____

The Collinsville Metropolitan Exposition Auditorium and Office Building Authority will award the project based upon the Base Bid Amount. Alternates will not be used in basis of contract award and may be accepted only from the successful bidder as determined by the base bid.

SECTION 3

INSURANCE:

- A. Contractors may not commence work under the contract until he has obtained insurance as specified here, nor shall the Contractor allow any Subcontractors to commence work or any portion of the work unless all insurance required by the subcontractor has been similarly approved by the Contractor. Contractor is required to provide an Installation Floater at an estimated job cost of \$56,000.
- B. Subcontractors Insurance: The Contractor shall require Subcontractors, if any, not protected under the Contractor's insurance policies to take out and maintain insurance of the same nature and in the same amounts as required of the Contractor for Comprehensive General Liability. Subcontractors shall also be of the Contractor on all vehicles operated by each subcontractor on the site of work.
- C. Waiver of Subrogation and Release: With respect to all insurance as required to be maintained by the Contractor and/or Subcontractor as set forth herein. Contractor hereby releases and waives, on behalf of themselves and their respective insurers, any and all rights to recovery against the Owner and its representatives, for loss or damage to contractor or any subcontractor or any third party to extent that such loss or damage is insured against or under any applicable insurance policy.
- D. Insured Parties: All of the insurance policies required to be obtained by Contractor and subcontractors set forth herein (except Workman Compensation Insurance) shall name Owner as additional insured on a primary basis.
- E. Certificates of Insurance: Prior to commencement of any work, and within (15) business days after receipt of NOTICE OF BID AWARD, the Contractor shall cause to be delivered to Owner's Representative, for their review and approval (1) copy of each Certificate of Insurance from the insurer, evidencing that all of the above described insurance has been obtained by Contractor and all subcontractors. All of such Certificate of Insurance shall (1) specify that the respective insurance policies shall not be canceled, modified or amended without and until sixty (60) days advance written notice issued to Owner, (2) contain a specified acknowledgement of the Agreement and the Contractual liability indemnification obligation of the insurers herein, (3) evidence the additional insured on a primary basis on the respective policies, (4) evidence the coverage amounts, deductibles and limits of each policy, (5) evidence the Waiver of Subrogation

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

endorsement in favor of the Owner, to be on a primary basis, and (6) state the type of insuring agreement to be on an Occurrence basis. Claims made coverage is not acceptable.

- F. Indemnity Agreement: The Contractor agrees that it will save and keep harmless the Owner from any and all claims that may arise on the part of any of said Contractor's employees, agents, servants by reason of injury, death or any claim while in pursuit of the Contractor's obligations under this contract, and that all employees of the Contractor shall in no way be construed to be employees of the Owner.
- G. The cost of providing insurance specified herein shall be included in the bid price submitted by the Contractor for this project. It shall be the Contractor's sole responsibility to notify its insurance carrier of the requirements of these conditions and of the entire contract documents.

Comprehensive Automobile Liability:

- A. Required Minimum Insurance Coverage
 - 1. \$1,000,000 Combined single limit BI/PD
 - 2. \$2,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive Auto Liability insurance for all owned, non owned and hired vehicles under control of their Contractor or its Subcontractors.

Worker's Compensation:

- A. Required Minimum Insurance Coverage
 - 1. Statutory Limits
 - 2. Employer's Liability: \$1,000,000 Combines Single Limit for Bodily Injury and Property Damage per occurrence.
- B. Each Contractor shall purchase and maintain Worker's Compensation Insurance for all of its employees employed at the site of the project. Coverage in accordance with the Worker's Compensation Act of the State of Illinois shall be provided for all operations. In case any work is sublet, the Contractor shall require Subcontractor to similarly provide Worker's Compensation Insurance for all of the latter's employees, unless such employees are covered by the protection afforded by the Contractor or any Subcontractors engaged in work under the Worker's Compensation Act, the Contractor shall provide, and shall cause said Subcontractor to provide any

such employees with Employer's Liability Insurance for the protection of said employees.

Comprehensive General Liability:

- A. Require Minimum Insurance Coverage:
 - 1. \$2,000,000 General Aggregate
 - 2. \$2,000,000 Products & Completed Operations
 - 3. \$1,000,000 Personal & Advertising Injury
 - 4. \$1,000,000 Each Occurrence Limit
 - 5. \$50,000 Fire Damage Limit
 - 6. \$5,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive General Liability Insurance with Premises and Operations coverage insuring against claims and damages because of Bodily injury and property damage in or about the project site and/or related, directly or indirectly, to the work. Insurance coverage must be on occurrence basis. Claims made coverage is not acceptable.
- C. Insurance Covering Special Hazards: The following special hazards shall be covered by the Contractor, by rider or endorsement to the Comprehensive General Liability Insurance policies hereinabove required (or by separate policies of insurance) in amounts as specified hereinabove.
 - 1. Damage to Underground Utilities.
 - 2. Trucking and Motor Vehicle Operations.
 - 3. Owner's Protective Liability Insurance (Independent Contactor Coverage)
 - 4. Product Completed Operations Hazards.
 - 5. Any other hazards involved in the Work performed under the contract, which in the opinion of the Owner, at any time during the contract period, appears to be sufficiently dangerous to require special insurance.

Umbrella/Excess Liability Coverage:

- A. All Contractor/Subcontractors are required to purchase or have in force Umbrella/Excess Liability Coverage in the amount of \$1,000,000. The policy should be structured as follows:
 - 1. The policy shall run for the term of the project a certificate of insurance shall be issued for the project term.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

2. \$10,000 is the maximum self-insured retention (SIR) allowed.
3. The schedule of underlying insurance shall encompass all primary lines of coverage including General Liability, Employer's Liability, and Auto Liability.

SECTION 4

Bidders shall identify the business names and addresses of all subcontractors below:

1. _____

2. _____

3. _____

4. _____

SECTION 5

Bidder shall identify any materials that are not domestic materials such as copper tubing and/or components “under pressure” below:

COMMENT: Bidder will be required to furnish Mill Test Report if any materials are manufactured outside of the United States. Must meet ISO 9000 standards and be certified.

Bidders shall provide the seer rating for HVAC Rooftop Units included in bid. _____

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 1 – BID FORM 1**

SECTION 1

BID TO: **SEALED BID REMOVAL & REPLACEMENT OF HVAC ROOFTOP UNITS**
Gateway Center Administrative Offices
One Gateway Drive
Collinsville, IL 62234

BID FROM: CCK Heating and Cooling, Inc.
DATE: 10-20-2014

BIDDER'S ADDRESS: 1116 Galaxy Dr.
Lebanon, IL 62254-2725

EMAIL ADDRESS: kshowalter@cckheating.com **TELEPHONE NUMBER:** (618) 537-8888

THE UNDERSIGNED:

1. Acknowledges receipt of:

- A. Receipt of HVAC Removal and Installation HVAC Rooftop Units specifications.
- B. Addenda (if applicable):
No. 1 No. 2 No. _____ No. _____
- C. Has examined the site and all bidding documentation and shall be responsible for performing all work specifically required of bidder.

2. Agrees:

- A. To hold this bid open until 90 calendar days after bid opening date or as otherwise noted.
- B. To enter into and execute a contract with the Owner, if awarded, on the basis of this bid and in connection therewith to:
 - 1. Furnish Proof of Insurance as required by the bidding documents.
 - 2. Accomplish all of the work in accordance with the Contract.
 - 3. Complete the work within the contract time herein specified.
 - 4. In submitting this bid it is understood that the right is reserved by the Owner to reject any or all bids.
 - 5. Enter into a Project Labor Agreement.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 2 - BID FORM 2**

SECTION 2

BASE BID – HVAC

Bidder agrees to provide all labor and materials to perform all work shown or specified for Base Bid in the bidding documents.

eighty five thousand three hundred and 00/100 DOLLARS \$ (85,300.⁰⁰)

ALTERNATES

- A. An alternate is defined as an amount proposed by Bidders and stated on their Bid that will be added to the Base Bid amount if the Owner decides to accept a corresponding change in either scope of work or in products, materials, equipment, systems or installation methods described in the Contract Documents.
- B. Immediately following award of Contract, the Contractor shall prepare and distribute to each party involved, notification of the status of each alternate. Indicate whether alternates have been accepted, rejected, or deferred for consideration at a later date. Include a complete description of negotiated modifications to alternates, if any.
- C. Include as part of each alternate, miscellaneous devices, appurtenances and similar items incidental to or required for a complete installation whether or not mentioned as part of the alternate.
- D. The Contractor shall submit a price for each of the scheduled Alternates. Alternates may require the work of more than one trade. The contractor shall coordinate prices to include all costs so that no additional costs shall be borne by the Owner due to the acceptance of additive or deductive alternates.
- E. All additional costs to the Contractor due to the inclusion of Alternates shall be included in the amount to be added to the Contract Sum, including, without limitation, all labor, materials, equipment, supervision, taxes, overhead and profit, so that no additional costs shall be borne by the Owner due to the inclusion of the additive Alternates.

ALTERNATE No. 1

Installation of Variable Speed Drives on all units. A shaft ground ring should be included. Variable speed drives shall be installed as part of the manufacturer's unit and not an add-on. VSD's shall be BACnet compatible

Thirteen thousand five hundred and 00/100 DOLLARS \$ (13,500.⁰⁰)

ALTERNATE No. 2

Adding a 5-10 year parts warranty.

eight hundred and 00/100 DOLLARS \$ 800.00) \$8,000.00 *CMW*

BASE BID AMOUNT ONLY:

\$ 85,300.00

TOTAL AMOUNT OF ALTERNATES NO. 1 & 2:

\$ 14,300.00

TOTAL BID AMOUNT (Base Bid plus Alternates 1 & 2):

\$ 99,600.00

The Collinsville Metropolitan Exposition Auditorium and Office Building Authority will award the project based upon the Base Bid Amount. Alternates will not be used in basis of contract award and may be accepted only from the successful bidder as determined by the base bid.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

SECTION 3

INSURANCE:

- A. Contractors may not commence work under the contract until he has obtained insurance as specified here, nor shall the Contractor allow any Subcontractors to commence work or any portion of the work unless all insurance required by the subcontractor has been similarly approved by the Contractor. Contractor is required to provide an Installation Floater at an estimated job cost of \$56,000.
- B. Subcontractors Insurance: The Contractor shall require Subcontractors, if any, not protected under the Contractor's insurance policies to take out and maintain insurance of the same nature and in the same amounts as required of the Contractor for Comprehensive General Liability. Subcontractors shall also be of the Contractor on all vehicles operated by each subcontractor on the site of work.
- C. Waiver of Subrogation and Release: With respect to all insurance as required to be maintained by the Contractor and/or Subcontractor as set forth herein. Contractor hereby releases and waives, on behalf of themselves and their respective insurers, any and all rights to recovery against the Owner and its representatives, for loss or damage to contractor or any subcontractor or any third party to extent that such loss or damage is insured against or under any applicable insurance policy.
- D. Insured Parties: All of the insurance policies required to be obtained by Contractor and subcontractors set forth herein (except Workman Compensation Insurance) shall name Owner as additional insured on a primary basis.
- E. Certificates of Insurance: Prior to commencement of any work, and within (15) business days after receipt of NOTICE OF BID AWARD, the Contractor shall cause to be delivered to Owner's Representative, for their review and approval (1) copy of each Certificate of Insurance from the insurer, evidencing that all of the above described insurance has been obtained by Contractor and all subcontractors. All of such Certificate of Insurance shall (1) specify that the respective insurance policies shall not be canceled, modified or amended without and until sixty (60) days advance written notice issued to Owner, (2) contain a specified acknowledgement of the Agreement and the Contractual liability indemnification obligation of the insurers herein, (3) evidence the additional insured on a primary basis on the respective policies, (4) evidence the coverage amounts, deductibles and limits of each policy, (5) evidence the Waiver of Subrogation

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

endorsement in favor of the Owner, to be on a primary basis, and (6) state the type of insuring agreement to be on an Occurrence basis. Claims made coverage is not acceptable.

- F. Indemnity Agreement: The Contractor agrees that it will save and keep harmless the Owner from any and all claims that may arise on the part of any of said Contractor's employees, agents, servants by reason of injury, death or any claim while in pursuit of the Contractor's obligations under this contract, and that all employees of the Contractor shall in no way be construed to be employees of the Owner.
- G. The cost of providing insurance specified herein shall be included in the bid price submitted by the Contractor for this project. It shall be the Contractor's sole responsibility to notify its insurance carrier of the requirements of these conditions and of the entire contract documents.

Comprehensive Automobile Liability:

- A. Required Minimum Insurance Coverage
 - 1. \$1,000,000 Combined single limit BI/PD
 - 2. \$2,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive Auto Liability insurance for all owned, non owned and hired vehicles under control of their Contractor or its Subcontractors.

Worker's Compensation:

- A. Required Minimum Insurance Coverage
 - 1. Statutory Limits
 - 2. Employer's Liability: \$1,000,000 Combines Single Limit for Bodily Injury and Property Damage per occurrence.
- B. Each Contractor shall purchase and maintain Worker's Compensation Insurance for all of its employees employed at the site of the project. Coverage in accordance with the Worker's Compensation Act of the State of Illinois shall be provided for all operations. In case any work is sublet, the Contractor shall require Subcontractor to similarly provide Worker's Compensation Insurance for all of the latter's employees, unless such employees are covered by the protection afforded by the Contractor or any Subcontractors engaged in work under the Worker's Compensation Act, the Contractor shall provide, and shall cause said Subcontractor to provide any

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

such employees with Employer's Liability Insurance for the protection of said employees.

Comprehensive General Liability:

- A. Require Minimum Insurance Coverage:
 - 1. \$2,000,000 General Aggregate
 - 2. \$2,000,000 Products & Completed Operations
 - 3. \$1,000,000 Personal & Advertising Injury
 - 4. \$1,000,000 Each Occurrence Limit
 - 5. \$50,000 Fire Damage Limit
 - 6. \$5,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive General Liability Insurance with Premises and Operations coverage insuring against claims and damages because of Bodily injury and property damage in or about the project site and/or related, directly or indirectly, to the work. Insurance coverage must be on occurrence basis. Claims made coverage is not acceptable.
- C. Insurance Covering Special Hazards: The following special hazards shall be covered by the Contractor, by rider or endorsement to the Comprehensive General Liability Insurance policies hereinabove required (or by separate policies of insurance) in amounts as specified hereinabove.
 - 1. Damage to Underground Utilities.
 - 2. Trucking and Motor Vehicle Operations.
 - 3. Owner's Protective Liability Insurance (Independent Contactor Coverage)
 - 4. Product Completed Operations Hazards.
 - 5. Any other hazards involved in the Work performed under the contract, which in the opinion of the Owner, at any time during the contract period, appears to be sufficiently dangerous to require special insurance.

Umbrella/Excess Liability Coverage:

- A. All Contractor/Subcontractors are required to purchase or have in force Umbrella/Excess Liability Coverage in the amount of \$1,000,000. The policy should be structured as follows:
 - 1. The policy shall run for the term of the project a certificate of insurance shall be issued for the project term.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

2. \$10,000 is the maximum self-insured retention (SIR) allowed.
3. The schedule of underlying insurance shall encompass all primary lines of coverage including General Liability, Employer's Liability, and Auto Liability.

SECTION 4

Bidders shall identify the business names and addresses of all subcontractors below:

1. Glaenger Electric, Inc.
10 Empire Drive
Belleville, IL 62220

2. St Louis Helicopter
7000 Airport Drive Ste 204
Sellersburg, IN 47172

3. Miller & Assoc Testing & Balancing
7947 Big Bend Blvd
St Louis, MO 63119

4. Siemens Industry, Inc.
11612 Lilburn Park Road
St. Louis, MO 63146

5. Trane U.S., Inc.
101 Matrix Commons Drive
Fenton, MO 63026

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 5- BID FORM 4**

SECTION 5

Bidder shall identify any materials that are not domestic materials such as copper tubing and/or components "under pressure" below:

N/A

COMMENT: Bidder will be required to furnish Mill Test Report if any materials are manufactured outside of the United States. Must meet ISO 9000 standards and be certified.

Bidders shall provide the seer rating for HVAC Rooftop Units included in bid. 11 eer



CERTIFICATE OF LIABILITY INSURANCE

 DATE (MM/DD/YYYY)
10/16/2014

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER FEDERATED MUTUAL INSURANCE COMPANY HOME OFFICE: P.O. BOX 328 OWATONNA, MN 55060		CONTACT NAME: CLIENT CONTACT CENTER PHONE (A/C, Ho, Ext): 888-333-4949 FAX (A/C, No): 507-448-4884 E-MAIL ADDRESS: CLIENTCONTACTCENTER@FEDINS.COM	
		INSURER(S) AFFORDING COVERAGE INSURER A: FEDERATED MUTUAL INSURANCE COMPANY	NAIC # 13935
INSURED C & K HEATING & COOLING INC 1116 GALAXY DR LEBANON, IL 62254	240-022-4	INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:	

COVERAGES

CERTIFICATE NUMBER: 13

REVISION NUMBER: 0

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVR	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY			9427503	04/01/2014	04/01/2015	EACH OCCURRENCE
	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Per occurrence)
	<input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR						MED EXP (Any one person)
							PERSONAL & ADV INJURY
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE
	<input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOG						PRODUCTS - COM/OP AGG
A	AUTOMOBILE LIABILITY			9427503	04/01/2014	04/01/2015	COMBINED SINGLE LIMIT (Per accident)
	<input checked="" type="checkbox"/> ANY AUTO						BODILY INJURY (Per person)
	<input type="checkbox"/> ALL OWNED AUTOS						BODILY INJURY (Per accident)
	<input type="checkbox"/> HIRED AUTOS						PROPERTY DAMAGE (Per accident)
A	<input checked="" type="checkbox"/> UMBRELLA LIAB			9427505	04/01/2014	04/01/2015	EACH OCCURRENCE
	<input type="checkbox"/> EXCESS LIAB						AGGREGATE
	<input type="checkbox"/> DED <input type="checkbox"/> RETENTION						
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY			9427508	04/01/2014	04/01/2015	<input checked="" type="checkbox"/> WC STATUTORY LIMITS
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						OTH-ER
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. EACH ACCIDENT
							E.L. DISEASE - EA EMPLOYEE
							E.L. DISEASE - POLICY LIMIT

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

RE: PHASE 4 - ROOF TOP REPLACEMENTS

PER OCCURENCE - 980,000, AT ANY ONE PREMISES OF INSTALLATION OR TEMPORARY STORAGE \$56,000

CERTIFICATE HOLDER

CANCELLATION

240-022-4 GATEWAY CENTER 1 GATEWAY DR COLLINSVILLE, IL 62234-6107	13 0	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
		AUTHORIZED REPRESENTATIVE

© 1988-2010 ACORD CORPORATION. All rights reserved.

BIDDING & CONTRACT
REQUIREMENTS
SECTION 1 – BID FORM 1

SECTION 1

BID TO: SEALED BID REMOVAL & REPLACEMENT OF HVAC ROOFTOP UNITS
Gateway Center Administrative Offices
One Gateway Drive
Collinsville, IL 62234

BID FROM: A & H Mechanical

DATE: 10/20/2014

BIDDER'S ADDRESS: PO Box 38
Collinsville, IL 62234

EMAIL ADDRESS: ahmechanica@aol.com TELEPHONE NUMBER: 618/874-5588

THE UNDERSIGNED:

1. Acknowledges receipt of:

- A. Receipt of HVAC Removal and Installation HVAC Rooftop Units specifications.
- B. Addenda (if applicable):
No. 1 No. 2 No. _____ No. _____
- C. Has examined the site and all bidding documentation and shall be responsible for performing all work specifically required of bidder.

2. Agrees:

- A. To hold this bid open until 90 calendar days after bid opening date or as otherwise noted.
- B. To enter into and execute a contract with the Owner, if awarded, on the basis of this bid and in connection therewith to:
 - 1. Furnish Proof of Insurance as required by the bidding documents.
 - 2. Accomplish all of the work in accordance with the Contract.
 - 3. Complete the work within the contract time herein specified.
 - 4. In submitting this bid it is understood that the right is reserved by the Owner to reject any or all bids.
 - 5. Enter into a Project Labor Agreement.

BIDDING & CONTRACT
REQUIREMENTS
SECTION 2 - BID FORM 2

SECTION 2

BASE BID – HVAC

Bidder agrees to provide all labor and materials to perform all work shown or specified for Base Bid in the bidding documents.

Eighty Six Thousand
One Hundred Forty DOLLARS \$ (86,140.⁰⁰)

ALTERNATES

- A. An alternate is defined as an amount proposed by Bidders and stated on their Bid that will be added to the Base Bid amount if the Owner decides to accept a corresponding change in either scope of work or in products, materials, equipment, systems or installation methods described in the Contract Documents.
- B. Immediately following award of Contract, the Contractor shall prepare and distribute to each party involved, notification of the status of each alternate. Indicate whether alternates have been accepted, rejected, or deferred for consideration at a later date. Include a complete description of negotiated modifications to alternates, if any.
- C. Include as part of each alternate, miscellaneous devices, appurtenances and similar items incidental to or required for a complete installation whether or not mentioned as part of the alternate.
- D. The Contractor shall submit a price for each of the scheduled Alternates. Alternates may require the work of more than one trade. The contractor shall coordinate prices to include all costs so that no additional costs shall be borne by the Owner due to the acceptance of additive or deductive alternates.
- E. All additional costs to the Contractor due to the inclusion of Alternates shall be included in the amount to be added to the Contract Sum, including, without limitation, all labor, materials, equipment, supervision, taxes, overhead and profit, so that no additional costs shall be borne by the Owner due to the inclusion of the additive Alternates.

ALTERNATE No. 1

Installation of Variable Speed Drives on all units. A shaft ground ring should be included. Variable speed drives shall be installed as part of the manufacturer's unit and not an add-on. VSD's shall be BACnet compatible.

Fifteen Thousand
Three Hundred Twenty DOLLARS \$ (15,320.⁰⁰)

ALTERNATE No. 2

Adding a 5-10 year parts warranty.

Eight Thousand Six Hundred Seventy / 100 DOLLARS \$(8,670.00)

BASE BID AMOUNT ONLY: \$ 86,140.00

TOTAL AMOUNT OF ALTERNATES NO. 1 & 2: \$ 23,990.00

TOTAL BID AMOUNT (Base Bid plus Alternates 1 & 2): \$ 110,130.00

The Collinsville Metropolitan Exposition Auditorium and Office Building Authority will award the project based upon the Base Bid Amount. Alternates will not be used in basis of contract award and may be accepted only from the successful bidder as determined by the base bid.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

SECTION 3

INSURANCE:

- A. Contractors may not commence work under the contract until he has obtained insurance as specified here, nor shall the Contractor allow any Subcontractors to commence work or any portion of the work unless all insurance required by the subcontractor has been similarly approved by the Contractor. Contractor is required to provide an Installation Floater at an estimated job cost of \$56,000.
- B. Subcontractors Insurance: The Contractor shall require Subcontractors, if any, not protected under the Contractor's insurance policies to take out and maintain insurance of the same nature and in the same amounts as required of the Contractor for Comprehensive General Liability. Subcontractors shall also be of the Contractor on all vehicles operated by each subcontractor on the site of work.
- C. Waiver of Subrogation and Release: With respect to all insurance as required to be maintained by the Contractor and/or Subcontractor as set forth herein. Contractor hereby releases and waives, on behalf of themselves and their respective insurers, any and all rights to recovery against the Owner and its representatives, for loss or damage to contractor or any subcontractor or any third party to extent that such loss or damage is insured against or under any applicable insurance policy.
- D. Insured Parties: All of the insurance policies required to be obtained by Contractor and subcontractors set forth herein (except Workman Compensation Insurance) shall name Owner as additional insured on a primary basis.
- E. Certificates of Insurance: Prior to commencement of any work, and within (15) business days after receipt of NOTICE OF BID AWARD, the Contractor shall cause to be delivered to Owner's Representative, for their review and approval (1) copy of each Certificate of Insurance from the insurer, evidencing that all of the above described insurance has been obtained by Contractor and all subcontractors. All of such Certificate of Insurance shall (1) specify that the respective insurance policies shall not be canceled, modified or amended without and until sixty (60) days advance written notice issued to Owner, (2) contain a specified acknowledgement of the Agreement and the Contractual liability indemnification obligation of the insurers herein, (3) evidence the additional insured on a primary basis on the respective policies, (4) evidence the coverage amounts, deductibles and limits of each policy, (5) evidence the Waiver of Subrogation

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

endorsement in favor of the Owner, to be on a primary basis, and (6) state the type of insuring agreement to be on an Occurrence basis. Claims made coverage is not acceptable.

- F. Indemnity Agreement: The Contractor agrees that it will save and keep harmless the Owner from any and all claims that may arise on the part of any of said Contractor's employees, agents, servants by reason of injury, death or any claim while in pursuit of the Contractor's obligations under this contract, and that all employees of the Contractor shall in no way be construed to be employees of the Owner.
- G. The cost of providing insurance specified herein shall be included in the bid price submitted by the Contractor for this project. It shall be the Contractor's sole responsibility to notify its insurance carrier of the requirements of these conditions and of the entire contract documents.

Comprehensive Automobile Liability:

- A. Required Minimum Insurance Coverage
 - 1. \$1,000,000 Combined single limit BI/PD
 - 2. \$2,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive Auto Liability insurance for all owned, non owned and hired vehicles under control of their Contractor or its Subcontractors.

Worker's Compensation:

- A. Required Minimum Insurance Coverage
 - 1. Statutory Limits
 - 2. Employer's Liability: \$1,000,000 Combines Single Limit for Bodily Injury and Property Damage per occurrence.
- B. Each Contractor shall purchase and maintain Worker's Compensation Insurance for all of its employees employed at the site of the project. Coverage in accordance with the Worker's Compensation Act of the State of Illinois shall be provided for all operations. In case any work is sublet, the Contractor shall require Subcontractor to similarly provide Worker's Compensation Insurance for all of the latter's employees, unless such employees are covered by the protection afforded by the Contractor or any Subcontractors engaged in work under the Worker's Compensation Act, the Contractor shall provide, and shall cause said Subcontractor to provide any

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

such employees with Employer's Liability Insurance for the protection of said employees.

Comprehensive General Liability:

- A. Require Minimum Insurance Coverage:
 - 1. \$2,000,000 General Aggregate
 - 2. \$2,000,000 Products & Completed Operations
 - 3. \$1,000,000 Personal & Advertising Injury
 - 4. \$1,000,000 Each Occurrence Limit
 - 5. \$50,000 Fire Damage Limit
 - 6. \$5,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive General Liability Insurance with Premises and Operations coverage insuring against claims and damages because of Bodily injury and property damage in or about the project site and/or related, directly or indirectly, to the work. Insurance coverage must be on occurrence basis. Claims made coverage is not acceptable.
- C. Insurance Covering Special Hazards: The following special hazards shall be covered by the Contractor, by rider or endorsement to the Comprehensive General Liability Insurance policies hereinabove required (or by separate policies of insurance) in amounts as specified hereinabove.
 - 1. Damage to Underground Utilities.
 - 2. Trucking and Motor Vehicle Operations.
 - 3. Owner's Protective Liability Insurance (Independent Contactor Coverage)
 - 4. Product Completed Operations Hazards.
 - 5. Any other hazards involved in the Work performed under the contract, which in the opinion of the Owner, at any time during the contract period, appears to be sufficiently dangerous to require special insurance.

Umbrella/Excess Liability Coverage:

- A. All Contractor/Subcontractors are required to purchase or have in force Umbrella/Excess Liability Coverage in the amount of \$1,000,000. The policy should be structured as follows:
 - 1. The policy shall run for the term of the project a certificate of insurance shall be issued for the project term.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

2. \$10,000 is the maximum self-insured retention (SIR) allowed.
3. The schedule of underlying insurance shall encompass all primary lines of coverage including General Liability, Employer's Liability, and Auto Liability.

SECTION 4

Bidders shall identify the business names and addresses of all subcontractors below:

1. Russ Erlinger Crane Service
1117 Galaxy Drive
Lebanon. IL 62254

2. Pyramid Electric
300 Monticello Place
Fairview Heights. IL 62208

3. Miller & Assoc. Test and Balance
7947 Big Bend Blvd.
St. Louis. Mo 63119

4. Siemens Industries
11612 Lilburn Park
St. Louis. Mo 63146

SECTION 5

Bidder shall identify any materials that are not domestic materials such as copper tubing and/or components "under pressure" below:

 N/A

COMMENT: Bidder will be required to furnish Mill Test Report if any materials are manufactured outside of the United States. Must meet ISO 9000 standards and be certified.

Bidders shall provide the seer rating for HVAC Rooftop Units included in bid. //

BIDDING & CONTRACT
REQUIREMENTS
SECTION 1 – BID FORM 1

SECTION 1

BID TO: SEALED BID REMOVAL & REPLACEMENT OF HVAC ROOFTOP UNITS
Gateway Center Administrative Offices
One Gateway Drive
Collinsville, IL 62234

BID FROM: BELLEVILLE MECHANICAL INC

DATE: OCTOBER 20 2014

BIDDER'S ADDRESS: 2103 MASCOUTAH AVE

BELLEVILLE , ILLINOIS

EMAIL ADDRESS: info@bellevillemechanical.com **TELEPHONE NUMBER:** 618-233-0970

THE UNDERSIGNED:

1. Acknowledges receipt of:

- A. Receipt of HVAC Removal and Installation HVAC Rooftop Units specifications.
- B. Addenda (if applicable):
No. 1 No. 2 No. No.
- C. Has examined the site and all bidding documentation and shall be responsible for performing all work specifically required of bidder.

2. Agrees:

- A. To hold this bid open until 90 calendar days after bid opening date or as otherwise noted.
- B. To enter into and execute a contract with the Owner, if awarded, on the basis of this bid and in connection therewith to:
 - 1. Furnish Proof of Insurance as required by the bidding documents.
 - 2. Accomplish all of the work in accordance with the Contract.
 - 3. Complete the work within the contract time herein specified.
 - 4. In submitting this bid it is understood that the right is reserved by the Owner to reject any or all bids.
 - 5. Enter into a Project Labor Agreement.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 2 - BID FORM 2**

SECTION 2

BASE BID – HVAC

Bidder agrees to provide all labor and materials to perform all work shown or specified for Base Bid in the bidding documents.

NINETY NINE THOUSAND FOUR HUNDRED DOLLARS \$(99,400.00)

ALTERNATES

- A. An alternate is defined as an amount proposed by Bidders and stated on their Bid that will be added to the Base Bid amount if the Owner decides to accept a corresponding change in either scope of work or in products, materials, equipment, systems or installation methods described in the Contract Documents.
- B. Immediately following award of Contract, the Contractor shall prepare and distribute to each party involved, notification of the status of each alternate. Indicate whether alternates have been accepted, rejected, or deferred for consideration at a later date. Include a complete description of negotiated modifications to alternates, if any.
- C. Include as part of each alternate, miscellaneous devices, appurtenances and similar items incidental to or required for a complete installation whether or not mentioned as part of the alternate.
- D. The Contractor shall submit a price for each of the scheduled Alternates. Alternates may require the work of more than one trade. The contractor shall coordinate prices to include all costs so that no additional costs shall be borne by the Owner due to the acceptance of additive or deductive alternates.
- E. All additional costs to the Contractor due to the inclusion of Alternates shall be included in the amount to be added to the Contract Sum, including, without limitation, all labor, materials, equipment, supervision, taxes, overhead and profit, so that no additional costs shall be borne by the Owner due to the inclusion of the additive Alternates.

ALTERNATE No. 1

Installation of Variable Speed Drives on all units. A shaft ground ring should be included. Variable speed drives shall be installed as part of the manufacturer's unit and not an add-on. VSD's shall be BACnet compatible

FIFTEEN THOUSAND FOUR HUNDRED AND TWENTY DOLLARS \$(15,420.00)

ALTERNATE No. 2

Adding a 5-10 year parts warranty.

ELEVEN THOUSAND SEVEN HUNDRED DOLLARS \$(11,700.00)

BASE BID AMOUNT ONLY: \$ 99,400.00

TOTAL AMOUNT OF ALTERNATES NO. 1 & 2: \$ 27,120.00

TOTAL BID AMOUNT (Base Bid plus Alternates 1 & 2): \$ 126,520.00

The Collinsville Metropolitan Exposition Auditorium and Office Building Authority will award the project based upon the Base Bid Amount. Alternates will not be used in basis of contract award and may be accepted only from the successful bidder as determined by the base bid.

SECTION 3

INSURANCE:

- A. Contractors may not commence work under the contract until he has obtained insurance as specified here, nor shall the Contractor allow any Subcontractors to commence work or any portion of the work unless all insurance required by the subcontractor has been similarly approved by the Contractor. Contractor is required to provide an Installation Floater at an estimated job cost of \$56,000.
- B. Subcontractors Insurance: The Contractor shall require Subcontractors, if any, not protected under the Contractor's insurance policies to take out and maintain insurance of the same nature and in the same amounts as required of the Contractor for Comprehensive General Liability. Subcontractors shall also be of the Contractor on all vehicles operated by each subcontractor on the site of work.
- C. Waiver of Subrogation and Release: With respect to all insurance as required to be maintained by the Contractor and/or Subcontractor as set forth herein. Contractor hereby releases and waives, on behalf of themselves and their respective insurers, any and all rights to recovery against the Owner and its representatives, for loss or damage to contractor or any subcontractor or any third party to extent that such loss or damage is insured against or under any applicable insurance policy.
- D. Insured Parties: All of the insurance policies required to be obtained by Contractor and subcontractors set forth herein (except Workman Compensation Insurance) shall name Owner as additional insured on a primary basis.
- E. Certificates of Insurance: Prior to commencement of any work, and within (15) business days after receipt of NOTICE OF BID AWARD, the Contractor shall cause to be delivered to Owner's Representative, for their review and approval (1) copy of each Certificate of Insurance from the insurer, evidencing that all of the above described insurance has been obtained by Contractor and all subcontractors. All of such Certificate of Insurance shall (1) specify that the respective insurance policies shall not be canceled, modified or amended without and until sixty (60) days advance written notice issued to Owner, (2) contain a specified acknowledgement of the Agreement and the Contractual liability indemnification obligation of the insurers herein, (3) evidence the additional insured on a primary basis on the respective policies, (4) evidence the coverage amounts, deductibles and limits of each policy, (5) evidence the Waiver of Subrogation

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

endorsement in favor of the Owner, to be on a primary basis, and (6) state the type of insuring agreement to be on an Occurrence basis. Claims made coverage is not acceptable.

- F. Indemnity Agreement: The Contractor agrees that it will save and keep harmless the Owner from any and all claims that may arise on the part of any of said Contractor's employees, agents, servants by reason of injury, death or any claim while in pursuit of the Contractor's obligations under this contract, and that all employees of the Contractor shall in no way be construed to be employees of the Owner.
- G. The cost of providing insurance specified herein shall be included in the bid price submitted by the Contractor for this project. It shall be the Contractor's sole responsibility to notify its insurance carrier of the requirements of these conditions and of the entire contract documents.

Comprehensive Automobile Liability:

- A. Required Minimum Insurance Coverage
 - 1. \$1,000,000 Combined single limit BI/PD
 - 2. \$2,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive Auto Liability insurance for all owned, non owned and hired vehicles under control of their Contractor or its Subcontractors.

Worker's Compensation:

- A. Required Minimum Insurance Coverage
 - 1. Statutory Limits
 - 2. Employer's Liability: \$1,000,000 Combines Single Limit for Bodily Injury and Property Damage per occurrence.
- B. Each Contractor shall purchase and maintain Worker's Compensation Insurance for all of its employees employed at the site of the project. Coverage in accordance with the Worker's Compensation Act of the State of Illinois shall be provided for all operations. In case any work is sublet, the Contractor shall require Subcontractor to similarly provide Worker's Compensation Insurance for all of the latter's employees, unless such employees are covered by the protection afforded by the Contractor or any Subcontractors engaged in work under the Worker's Compensation Act, the Contractor shall provide, and shall cause said Subcontractor to provide any

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

such employees with Employer's Liability Insurance for the protection of said employees.

Comprehensive General Liability:

- A. Require Minimum Insurance Coverage:
 - 1. \$2,000,000 General Aggregate
 - 2. \$2,000,000 Products & Completed Operations
 - 3. \$1,000,000 Personal & Advertising Injury
 - 4. \$1,000,000 Each Occurrence Limit
 - 5. \$50,000 Fire Damage Limit
 - 6. \$5,000 Medical Payments
- B. Each Contractor shall purchase and maintain Comprehensive General Liability Insurance with Premises and Operations coverage insuring against claims and damages because of Bodily injury and property damage in or about the project site and/or related, directly or indirectly, to the work. Insurance coverage must be on occurrence basis. Claims made coverage is not acceptable.
- C. Insurance Covering Special Hazards: The following special hazards shall be covered by the Contractor, by rider or endorsement to the Comprehensive General Liability Insurance policies hereinabove required (or by separate policies of insurance) in amounts as specified hereinabove.
 - 1. Damage to Underground Utilities.
 - 2. Trucking and Motor Vehicle Operations.
 - 3. Owner's Protective Liability Insurance (Independent Contactor Coverage)
 - 4. Product Completed Operations Hazards.
 - 5. Any other hazards involved in the Work performed under the contract, which in the opinion of the Owner, at any time during the contract period, appears to be sufficiently dangerous to require special insurance.

Umbrella/Excess Liability Coverage:

- A. All Contractor/Subcontractors are required to purchase or have in force Umbrella/Excess Liability Coverage in the amount of \$1,000,000. The policy should be structured as follows:
 - 1. The policy shall run for the term of the project a certificate of insurance shall be issued for the project term.

**BIDDING & CONTRACT
REQUIREMENTS
SECTION 3**

2. \$10,000 is the maximum self-insured retention (SIR) allowed.
3. The schedule of underlying insurance shall encompass all primary lines of coverage including General Liability, Employer's Liability, and Auto Liability.

SECTION 4

Bidders shall identify the business names and addresses of all subcontractors below:

1. PYRAMID ELECTRIC
300 MONTICELLO PLACE
FAIRVIEW HEIGHTS , ILLINOIS 62208

2. SIEMENS BUILDING TECHNOLOGIES
11612 LILBURN PARK
ST. LOUIS MO 63146

3. SENCO SERVICES

4. TRANE COMPANY
101 MATRIXCOMMONS DRIVE
FENTON MO 63026

SECTION 5

Bidder shall identify any materials that are not domestic materials such as copper tubing and/or components “under pressure” below:

COMMENT: Bidder will be required to furnish Mill Test Report if any materials are manufactured outside of the United States. Must meet ISO 9000 standards and be certified.

Bidders shall provide the seer rating for HVAC Rooftop Units included in bid. EER 11



C&K Heating and Cooling, Inc.
1116 Galaxy Drive
Lebanon, Illinois 62254-2725
Phone: (618) 537-8888

Invoice

Account #	Date	Invoice #
	12/17/2014	10436

Bill To:	Job Location
Gateway Center One Gateway Drive Collinsville, IL 62234 US	One Gateway Drive Collinsville, IL 62234 US

P.O. No.	Technician	Other	Terms	Due Date
			Due on receipt	12/17/2014

Qt	Item	Description	U/M	Each	Each Total
1	New Install-C	GATEWAY CENTER REMOVAL AND REPLACEMENT OF HVAC ROOFTOP UNITS PHASE IV Install three (3) Trane Rooftop Units, Hail Guards, Control Wiring, Line Voltage Wiring, Condensate Piping, Gas Piping, Gas Shut-offs, Painting of Gas Line, Roof Curb Adapters and all Misc. Labor and Material for Installation.		98,800.00	98,800.00

<i>It's been a pleasure working with you! We appreciate your business.</i>	Balance Due	\$98,800.00
--	--------------------	--------------------



Telephone 618-345-8998 Facsimile 618-345-9024

PURCHASE ORDER

NO. 9859

Cindy Wark

Employee Name

Oct 23, 2014
Date of Order

Date of Order

Tax Exempt No. E9975-5351-01

Vendor:

C & K Heating And Cooling
1116 Galaxy Drive
Lebanon, IL 62254

Contact Name & Phone Number:

David Bath
(618) 537-9528

Please show Purchase Order Number on all correspondence, original invoices, shipping papers, and packages.

Method of Payment

☐ Pay from P.O.☐ Pay by Credit Card _____

☒ Pay from Invoice

Item Number	Description	Qty	Unit Price	Total
	Removal & Installation of (3) units			
	2 - 17.5 ton units } TRANE			
	1 - 12.5 ton unit }			
-	Units - 3, 4 And 6			
	Fall 2014			
-	Hailguards included			
	Base Fee		\$	85,300
	AIT 1-Variable speed drives			13,500
	Total Contract Amount		\$	98,800

Approved By Supervisor:

Approved By Executive Director: (Signature)

Date _____

Date \

WHITE-Finance

YELLOW-Supervisor

PINK-Employee

GATEWAY CENTER
OPERATING ACCOUNT

31049

C & K Heating & Cooling, Inc.

Check Number: 31049



Check Date: Jan 15, 2015

Check Amount: \$98,800.00

Discount Taken Amount Paid

Item to be Paid - Description

10436	98,800.00
-------	-----------

 GATEWAY CENTER <small>DEVELOPMENT CONSULTING CORP CHICAGO, ILL 60601</small>		31049
NEW YORK <small>NEW YORK</small>		NEW YORK
DATE		7/2/2015
AMOUNT		98,800.00
Pay to the order of		
Twenty-Eight Thousand Eight Hundred and Eighty Dollars		
FOR DEPOSIT ONLY TO THE ORDER OF OF	AT & Building & Cooling, Inc. 1115 4th Ave Room 11	

Check #31049 Paid: 01/23/2015 \$98,800.00

PROJECT MANUAL - BID DOCUMENTS

GATEWAY CENTER 2015 ROOF REPLACEMENT

One Gateway Drive
Collinsville IL 62234

Sections 3 and 4

February 24, 2015

Owner



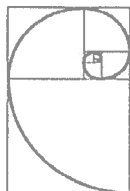
THE COLLINSVILLE METROPOLITAN
EXPOSITION AUDITORIUM
AND OFFICE BUILDING AUTHORITY

Roof Consultant



FORESIGHT SERVICES, INC.
208 Pine Street
Highland, IL 62249

Architect



FORMATION ARCHITECTS, INC.
208 Pine Street
Highland, IL 62249

**Gateway Center
2015 Roof Replacements**



TABLE OF CONTENTS

INTRODUCTORY PAGES		PAGE NO.
	Cover Page	1
	Table of Contents	2
BIDDING AND CONTRACT REQUIREMENTS		
	Invitation to Bidders	3
	Job Site Information Sheet	4
	Bid Form	5-6
	Communication Form	7
	Daily Progress Report	8
	Sample Project Labor Agreement	9-20
	Madison County Prevailing Wages	21-27
SPECIFICATIONS		
	Section 00100 Instructions to Bidders	28-34
	Section 00800 Supplementary Conditions	35
	Section 07530 – EPDM Membrane Roofing	36-50
DRAWINGS		
	Title Page	51
A1	Drawing with Scope of Work and Plan Notes	52
D1	Details A, B, C, D	53
D2	Details E, F, G, H	54
D3	Details Admin I, J, K, L	55
D4	Details M, N, O	56

**GATEWAY CENTER
ROOF REPLACEMENT 2015
COLLINSVILLE, IL
Invitation to Bid**

The Collinsville Metropolitan Exposition Auditorium and Office Building Authority is soliciting bids from qualified bidders for the Roof Replacement of Sections 3 and 4 at Gateway Center, One Gateway Drive, Collinsville, IL 62234

Bid Information

Mandatory Pre-Bid Meeting

All firms that are interested in bidding on this package may obtain bid documents at the mandatory pre-bid meeting to be held Tuesday, February 24, 2015 at 2:00PM. The meeting will begin in the Cahokian Room then proceed to the roof to review the scope of work and allow all bidders the opportunity to view the existing conditions.

The owner reserves the right to award the contract in total for both sections, or only section 3 or only section 4.

Submission Information

Sealed bids will be received until 2:00PM on Wednesday, March 10, 2015. Bids shall be placed in a sealed envelope marked "Gateway Center Roof Replacement 2015" and addressed to:

Cynthia Warke, Executive Director
Gateway Center
One Gateway Drive
Collinsville, IL 62234

Bids will be opened in the Cahokian Room and read publicly at that time.

Bid Security

Cash or certified cashier's check (not bid bond or business checks) as a refundable deposit of good faith in the amount of 4% of the proposal amount shall be required with the proposal of each bidder.

Contract Award

The Collinsville Metropolitan Exposition Auditorium and Office Building Authority intends to award the roof replacement project by Tuesday, March 24; however, bids must be valid for a minimum of ninety (90) days. The Authority reserves the right to reject any and all bids and waive any technicalities, minor variations or departures from specifications.

Insurance

A certificate of insurance will be required naming the Collinsville Metropolitan Exposition Auditorium and Office Building Authority as additional insured on a primary non-contributing basis.

Other Solicitation Information

This is a prevailing wage project for the county in which the work is being performed. For additional information, contact Cynthia Warke, Executive Director at 618.345.8998.



JOB SITE INFORMATION

PROJECT NAME:	Gateway Center	ROOF ACCESS:	
LOCATION:	One Gateway Drive	STAGING:	
	Collinsville, IL 62234	WORKER PARKING:	
		MATERIAL STORAGE:	
		DUMPSTER LOCATION:	
		TOILET LOCATION:	

MISCELLANEOUS NOTES / COMMENTS:

SITE IMAGE:





BID FORM

2015 Roof Replacements Gateway Center

Contractor: _____

We the undersigned, propose to furnish all materials, labor and supplies to perform all work necessary for the 2015 Roof Replacements for the Gateway Center, as outlined in the specifications and drawings, and including any addenda issued; No. _____, No. _____, No. _____. Substantial completion will be complete within _____ days of Notice of Award.

BASE BID SCOPE OF WORK

Remove existing EPDM membrane, insulation fasteners and plates. Leave in place existing 2 ½" insulation. Review existing insulation. Replace any damaged, wet or crushed material after notifying Owner's representative of areas involved per the unit price in the proposal. Ensure all existing insulation is tight. Fill in gaps with spray in place foam. Provide new ½" High Density Cover-board mechanically attached per manufacturer's requirements that will exceed the International Building Code (ASCE-7) or ANSI/SPRI WD-1. Furnish and fully adhere in bonding cement a new 60 mil reinforced EPDM membrane over the new cover-board and provide a 15-year warranty.

<u>Section 3 & 4</u>	\$
TOTAL	\$

ALTERNATE #1 SCOPE OF WORK

Same as base bid except to furnish and fully adhere a new 75 mil reinforced EPDM membrane with a 20-year warranty. Provide cost adder ONLY.

<u>Section 3 & 4</u>	(ADD)	\$
---------------------------------------	-------	----

ALTERNATE #2

Provide additional cost or credit to recycle the existing EPDM membrane for Sections 3 and 4.

<u>Section 3 & 4</u>	(ADD or DEDUCT)	\$
---------------------------------------	-----------------	----

UNIT PRICES

1.	Remove and replace existing deteriorated metal decking with new metal decking.	per sq ft	\$
2.	Overlay exiting deteriorated metal decking with new metal decking to match existing decking.	per sq ft	\$
3.	Remove existing damaged, wet or crushed insulation and install new polyisocyanurate insulation (1 layer) to match existing insulation height.	per sq ft	\$
4.	Install .5" CDX plywood sheathing on parapet walls.	per sq ft	\$
5.	Remove existing crickets and replace with new polyisocyanurate insulation crickets.	per sq ft	\$
6.	Furnish and install new retrofit drain to existing roof drains (Hercules RetroDrain by OMG or approved equal, with case aluminum dome.	each	\$
7.	Remove and replace deteriorated wood blocking with new KDAT wood blocking.	per bd ft	\$



BID FORM

2015 Roof Replacements Gateway Center

8. For time and material work which may be directed by the Owner, provide qualified workmen and materials at the following unit prices (Base your rates on a full 8-hour, regular time day including all transportation, equipment and supplies, and all salary, wage benefits, costs, overhead and profit.	Supervisor per Hr	\$
	Roofer per Hr	\$
	Sheet Metal per Hr	\$
	Material cost + mark up	\$

The owner reserves the right to award the contract in total of section 3 and 4, or section 3 only, or section 4 only.

Check box to confirm Contractor meets these requirements:

- ☐ Contractor has a written safety program that has been implemented for at least twelve (12) months (Provide upon request by Owner).
- ☐ Contractor has a full time person responsible for safety with a minimum of thirty (30) hours of OSHA construction safety training.
- ☐ Contractor has an Experience Modification Rate of 1.0 or less and an incident rate less than the U.S. Department of Labor average.
- ☐ Contractor has insurance company's A.M. Best rating of A-V1 or better (Provide upon request by Owner).
- ☐ Contractor has retained earnings of \$500,000.00 or more
- ☐ Contractor has a minimum of five (5) years' experience with roofing manufacturer and at least fifty (50) installations similar to project specified in addition to having key personnel on site while job is in progress that has attended a quality control seminar by the manufacturer within the last twelve (12) months.

Contractor: _____ By: _____
(Must be authorized Principal of Company)

Date: _____ Title: _____

Printed Name: _____

Email: _____

Mailing Address: _____

CONTRACTOR COMMUNICATION NUMBERS

CONTRACTOR: _____

FEIN NO. _____

MAILING ADDRESS: _____

SHIPPING ADDRESS: _____

OWNER/PRESIDENT: _____

OFFICE TELEPHONE #: _____

OFFICE FAX #: _____

PROJECT CONTACT: _____

OFFICE CONTACT FOR PAPER WORK Name: ____ Phone #

E-mail:

PROJECT CONTACT MOBILE #: _____

E-MAIL ADDRESS: _____

EMERGENCY/24 HOUR NO: _____

(Telephone, Pager or Mobile)

No answering machine



GATEWAY
CENTER

DAILY PROGRESS REPORT

(Fax weekly to Gateway Center at 618.345.9024)

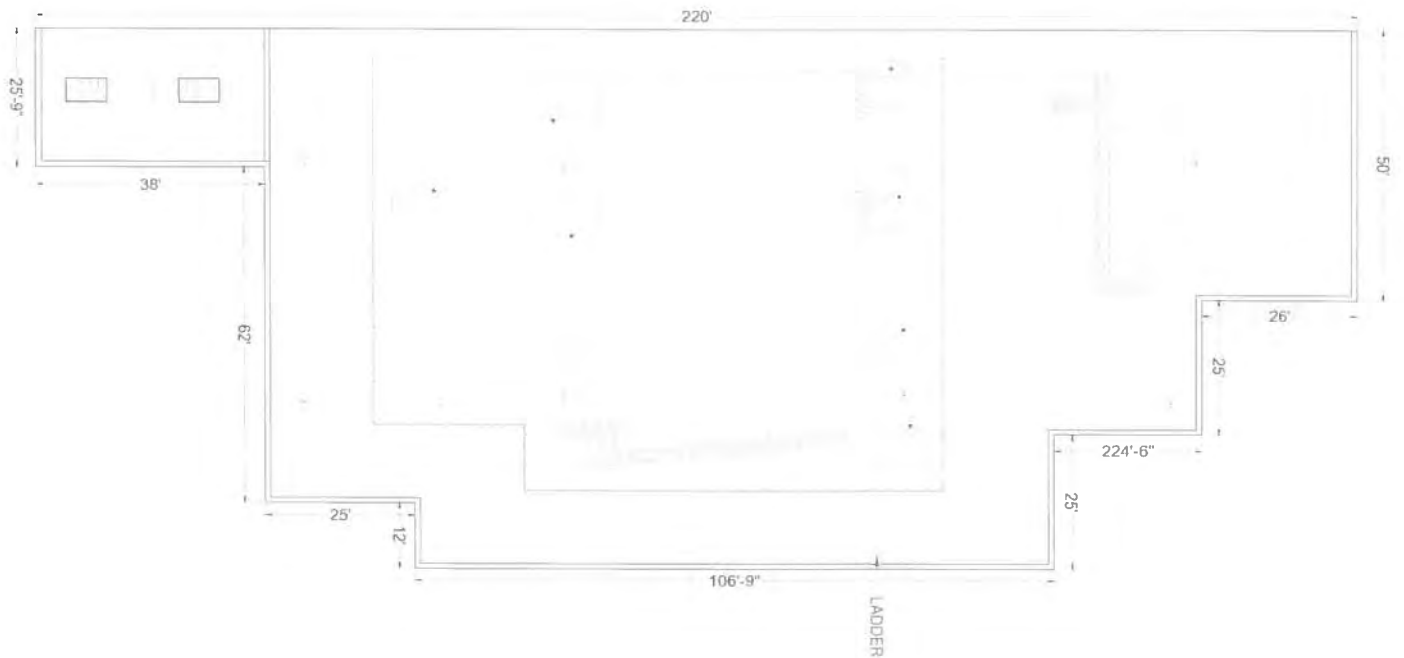
PROJECT NAME:	Gateway Convention Center	CONTRACTOR :		DAY:		DATE:	
LOCATION:	One Gateway Drive	FOREMAN:		Temperature / Weather:			
	Collinsville, IL 62234	CREW SIZE:					
		HOURS WORKED:					

Brief Description of Work Completed Today:

Work by Others (Trades not under your control):

Miscellaneous Notes / Comments:

Indicate on drawing - Area(s) completed today:



PROJECT LABOR AGREEMENT

As adopted on November 10, 2004 by the
Southwestern Illinois Building & Construction Trades Council Board of Business Agents

This Agreement is entered into this _____ day of _____, 2014 by and between _____ and the Southwestern Illinois Building Trades Council (SIBTC) for and on behalf of its affiliates which sign a "Union Letter of Assent" (Signatory Union Affiliates) for this Project Labor Agreement, hereinafter referred to as the "Union." This Agreement shall apply to work performed by the Employer and its Contractors and Subcontractors on Construction known as the _____.

ARTICLE I - INTENT AND PURPOSES

1.1 This Project Agreement shall apply and is limited to the recognized and accepted historical definition of new construction work under the direction of and performed by the Contractor(s), of whatever tier, which may include the Project Contractor, who have contracts awarded for such work on the Project. Such work shall include site preparation work and dedicated off-site work.

The Project is defined as:

_____.

1.2 It is agreed that the Project Contractor shall require all Contractors of whatever tier who have been awarded contracts for work covered by this Agreement, to accept and be bound by the terms and conditions of this Project Agreement by executing the Letter of Assent (Attachment A) prior to commencing work. The Project Contractor shall assure compliance with this Agreement by the Contractors. It is further agreed that the terms and conditions of this Project Agreement shall supersede and override terms and conditions of any and all other national, area, or local collective bargaining agreements, (including all vertical agreements), except for all work performed under the NTL Articles of Agreement, the National Stack/Chimney Agreement, the National Cooling Tower Agreement, and the National Agreement of the International Union of Elevator Constructors.

1.3 The Contractor agrees to be bound by the terms of the Collective Bargaining Agreements and amendments thereto of the Signatory Union Affiliates and the applicable employers association, if any, with the Signatory Union Affiliates with which it has a present bargaining relationship. If there has previously been no such bargaining relationship, the contractor or subcontractor shall sign and be bound to all such agreements with Signatory Union Affiliates as outlined in the scope of work in the required pre-job conference. Such agreements are incorporated herein by reference. In order to comply with the requirements of the various fringe benefit funds to which the Contractor is to contribute, the Contractor shall sign such participation agreements as are necessary and will honor the fringe benefit collection procedures as required by the Collective Bargaining Agreement with the Signatory Union Affiliate.

1.4 The Contractor and the Union agree that should the Collective Bargaining Agreement (CBA) of any Signatory Union Affiliate expire prior to the completion of this project, the expired contracts' terms will be maintained until a new CBA is ratified. The wages, and fringe benefits included in any new CBA will be effective on the effective date of the newly negotiated CBA unless wage and fringe benefit retroactivity is agreed upon by the bargaining parties.

1.5 Nothing contained herein shall be construed to prohibit, restrict or interfere with the performance of any other operation work, or function which may occur at the Project site or be associated with the development of the Project.

1.6 This Agreement shall only be binding on the signatory parties hereto and shall not apply to their parents, affiliates, subsidiaries, or Non-Signatory Union Affiliates.

1.7 The Owner and/or the Project Contractor have the absolute right to select any qualified bidder for the award of contracts on this Project without reference to the existence or nonexistence of any agreements between such bidder and any party to this Agreement; provided, however, only that such bidder is willing, ready and able to become a party to and comply with this Project Agreement, should it be designated the successful bidder.

1.8 Items specifically excluded from the scope of this Agreement include but are not limited to the following: [list all items to be excluded].

1.9 The provisions of this Project Agreement shall not apply to _____ (Owner), and nothing contained herein shall be construed to prohibit or restrict _____ (Owner) or its employees from performing work not covered by this Project Agreement on the Project site. As areas and systems of the Project are inspected and construction tested by the Project Contractor or Contractors and accepted by the Owner, the Project Agreement will not have further force or effect on such items or areas, except when the Project Contractor or Contractors are directed by the Owner to engage in repairs, modifications, check-out, and warranty functions required by its contract with the Owner during the term of this Agreement.

1.10 It is understood that the Owner, at its sole option, may terminate, delay and/or suspend any or all portions of the Project at any time.

1.11 It is understood that the liability of any employer and the liability of a Signatory Union Affiliate and the SIBTC under this Agreement shall be several and not joint. Provided that the SIBTC or a Signatory Union Affiliate comply with their own obligations under this Agreement, the SIBTC and non-breaching Signatory Union Affiliates will not be liable for a breach of this Agreement by a breaching Signatory Union Affiliate or any action taken by a Non-Signatory Union Affiliate. The Union agrees that this Agreement does not have the effect of creating any joint employer status between or among the Owner, Contractor(s) or any employer.

1.12 Each affiliate union of the SIBTC representing employees engaged in construction work covered by this Agreement shall be requested to sign the "Union Letter of Assent", in the form attached hereto; provided, that the failure of any affiliate union to sign such Union Letter of Assent prior to commencement of construction work shall not diminish the applicability of this Agreement to the SIBTC and the union affiliates which have signed a Union Letter of Assent. Affiliates unions that have signed the Union Letter of Assent will be referred to as "Signatory Union Affiliates" and affiliate unions that have not signed the Union Letter of Assent will be referred to as "Non-Signatory Union Affiliates."

ARTICLE II - RECOGNITION

2.1 The Contractor recognizes the SIBTC and the Signatory Union Affiliates as the sole and exclusive bargaining representatives for its craft employees employed on the job site. Signatory Union Affiliates will have recognition on the project for their craft.

ARTICLE III - ADMINISTRATION OF AGREEMENT

3.1 In order to assure that all parties have a clear understanding of the Agreement, to promote harmony and address potential problems, a pre-job conference will be held with the Contractor, SIBTC Representatives and all signatory parties prior to the start of any work on the project.

3.2 Representatives of the Contractor and the Union shall meet as required but not less than once a month to review the operation of this Agreement. The representatives at this meeting shall be empowered to resolve any dispute over the intent and application of the Agreement.

3.3 The Contractor shall make available in writing to the Union no less than one week prior to these meetings a job status report, planned activities for the next 30 day period, actual numbers of craft employees on the project and estimated numbers of employees by craft required for the next 30 day period. The purpose of this report is to allow time to address any potential jurisdictional problems and to ensure that no party signatory to the Agreement is hindering the continuous progress of the project through a lack of planning or shortage of manpower.

ARTICLE IV - HOURS OF WORK OVERTIME SHIFTS & HOLIDAYS

4.1 The standard work day shall be an established consecutive eight (8) hour period between the hours of 7:00 a.m. and 5:00 p.m. with one-half hour designated as unpaid period for lunch. The standard work week shall be five (5) consecutive days of work commencing on Monday. Starting time which is to be established at the pre-job conference will be applicable to all craft employees on the project. Should job conditions dictate a change in the established starting time and/or a staggered lunch period on certain work of the project or with individual crafts, the Contractor, Business Managers of the Signatory Union Affiliates involved and the SIBTC shall mutually agree to such changes. If work schedule change cannot be mutually agreed to between these parties, the hours fixed in the Agreement shall prevail.

4.2 All time before and after the established work day of eight (8) hours, Monday through Friday and all time on Saturday shall be paid in accordance with each crafts current collective bargaining agreement. All time on Sundays and Holidays shall be paid for at the rate of double time.

- (a) Fringe benefit payments for all overtime work shall be paid in accordance with each Signatory Union Affiliate's current Collective Bargaining Agreement.

4.3 Shift work, if used, shall be as provided in the collective bargaining agreement of each affected Signatory Union Affiliate.

4.4 Recognized Holidays shall be as follows: New Year's Day, Memorial Day, Fourth of July, Labor Day, Veterans Day (*to be celebrated on November 11*), Thanksgiving Day and Christmas Day. No work will be performed on Labor Day under any consideration, except in an extreme emergency and then only after consent is given by the Business Manager of the Signatory Union Affiliates.

ARTICLE V - ABSENTEEISM

5.1 The Contractor and the Union agree that chronic and/or unexcused absenteeism is undesirable and must be controlled. Employees that develop a record of such absenteeism shall be identified by the Contractor to the appropriate referral facility and the Contractor shall support such action with the work record of the involved employee. Any employee terminated for such absenteeism shall not be eligible for rehire on the project for a period of no less than ninety (90) days.

ARTICLE VI-MANAGEMENT RIGHTS

6.1 The Contractor retains and shall exercise full and exclusive authority and responsibility for the management of its operations, except as expressly limited by the terms of this Agreement and the collective bargaining agreements of the Signatory Union Affiliates.

ARTICLE VII - GENERAL WORKING CONDITIONS

7.1 Employment begins and ends at the project site, to be determined at the Pre-Job Conference.

7.2 Employees shall be at their place of work at the starting time and shall remain at their place of work until quitting time. The parties reaffirm their policy of a fair day's work for a fair day's pay.

7.3 The Contractor may utilize brassing, or other systems to check employees in and out. Should such procedures be required, the techniques and rules regarding such procedures shall be established by mutual consent of the parties at the pre-job conference.

7.4 There shall be no limit on production by workmen nor restrictions on the full use of tools or equipment. Craftsmen using tools shall perform any work of their trade and shall work under the direction of the craft foreman. There shall be no restrictions on efficient use of manpower other than as may be required by safety regulations.

7.5 Crew Foreman shall be utilized as per the existing collective bargaining agreements. The Contractor agrees to allow crew foremen ample time to direct and supervise their crew. The Union agrees there will be no restrictions placed on crew foreman's ability to handle tools and materials.

7.6 The Contractor may utilize the most efficient methods or techniques of construction, tools or other labor saving devices to accomplish the work. Practices not a part of the terms and conditions of this Agreement will not be recognized.

7.7 Should overtime work be required, the Contractor will have the right to assign specific employees and/or crews to perform such overtime work as is necessary to accomplish the work.

7.8 The Contractor may establish such reasonable project rules as the Contractor deems appropriate. These rules will be reviewed and established at the pre-job conference and posted at the project site by the Contractor.

7.9 It is recognized that specialized or unusual equipment may be installed on the project and in such cases, the Union recognizes the right of the Contractor to involve the equipment supplier or vendor's personnel in supervising the setting of the equipment, making modifications and final alignment which may be necessary prior to and during the start-up procedure, in order to protect factory warranties.

7.10 In order to promote a harmonious relationship between the equipment or vendor's personnel and the Building Trades craftsmen, a meeting shall be held between the Contractor and the Unions prior to any involvement on the project by these personnel. The Contractor will inform the Union of the nature of involvement by these personnel and the numbers of personnel to be involved, allowing ample time for the Union representatives to inform their stewards prior to the start of any work.

ARTICLE VIII - SAFETY

8.1 The employees covered the terms of this Agreement shall at all times while in the employ of the Contractor be bound by the safety rules and regulations as established by the Contractor in accordance with the Construction Safety Act and OSHA.

a. These rules and regulations will be published and posted at conspicuous places throughout the project.

8.2 In accordance with the requirements of OSHA, it shall be the exclusive responsibility of each Contractor on a jobsite to which this Agreement applies, to assure safe working conditions for its employees and compliance by them with any safety rules contained herein or established by the Contractor. Nothing in this Agreement will make the SIBTC or any of its affiliates liable to any employees or to other persons in the event that injury or accident occurs.

ARTICLE IX - SUBCONTRACTING

9.1 The Project Contractor agrees that neither it nor any of its contractors or subcontractors will subcontract any work to be done on the Project except to a person, firm or corporation who is or agrees to become party to this Agreement. Any contractor or subcontractor working on the Project shall, as a condition to working on said Project, become signatory to and perform all work under the terms of this Agreement.

ARTICLE X - UNION REPRESENTATION

10.1 Authorized representatives of the SIBTC and its Signatory Union Affiliates shall have access to the project provided they do not interfere with the work of the employees and further provided that such representatives fully comply with the visitor and security rules established for the project.

10.2 Each Signatory Union Affiliate shall have the right to designate a working journeyman as a steward. Such designated steward shall be a qualified worker performing the work of that craft and shall not exercise any supervisory functions. Each steward shall be concerned with the employees of the steward's employer and not with the employees of any other employer.

10.3 The working steward will be paid at the applicable wage rate for the job classification in which he is employed.

10.4 The working steward shall not be discriminated against because of his activities in performing his duties as steward, and except as otherwise provided in local agreements, shall be the last employee in his craft to be laid off in any reduction in force. Stewards will be subject to discharge to the same extent that other employees are only after notification to the Union Representative. The Contractor will permit stewards sufficient time to perform the duties inherent to a steward's responsibilities. Stewards will be offered available overtime work if qualified.

ARTICLE XI - DISPUTES AND GRIEVANCES

11.1 This Agreement is intended to provide close cooperation between management and labor. Each of the Signatory Union Affiliates will assign a representative to this Project for the purpose of completing the construction of the Project economically, efficiently, continuously, and without interruptions, delays, or work stoppages.

11.2 The Contractors, Union, and the employees, collectively and individually, realize the importance to all parties to maintain continuous and uninterrupted performance of the work of the Project, and agree to resolve disputes in accordance with the grievance arbitration provisions set forth in this Article.

11.3 Any question or dispute arising out of and during the term of this Project Agreement (other than trade jurisdictional disputes) shall be considered a grievance and subject to resolution under the following procedures:

Step 1. (a) When any employee subject to the provisions of this Agreement feels he or she is aggrieved by a violation of this Agreement, he or she, through his or her local union business representative or job steward, shall, within five (5) working days after the occurrence of the violation, give notice to the work-site representative of the involved Contractor stating the provision(s) alleged to have been violated. The business representative of the local union or the job steward and the work-site representative of the involved Contractor and the Project Contractor shall meet and endeavor to adjust the matter within three (3) working days after timely notice has been given. The representative of the Contractor shall keep the meeting minutes and shall respond to the Union representative in writing (copying the Project Contractor) at the conclusion of the meeting but not later than twenty-four (24) hours thereafter. If they fail to resolve the matter within the prescribed period, the grieving party may, within forty-eight (48) hours thereafter, pursue Step 2 of the Grievance Procedure, provided the grievance is reduced to writing, setting forth the relevant information concerning the alleged grievance, including a short description thereof, the date on which the grievance occurred, and the provision(s) of the Agreement alleged to have been violated.

(b) Should the Local Union(s) or the Project Contractor or any Contractor have a dispute with the other party and, if after conferring, a settlement is not reached within three (3) working days, the dispute may be reduced to writing and proceed to Step 2 in the same manner as outlined herein for the adjustment of an employee complaint.

Step 2. The International Union Representative and the involved Contractor shall meet within seven (7) working days of the referral of a dispute to this second step to arrive at a satisfactory settlement thereof. Meeting minutes shall be kept by the Contractor. If the parties fail to reach an agreement, the dispute may be appealed in writing in accordance with the provisions of Step 3 within seven (7) calendar days thereafter.

Step 3. (a) If the grievance has been submitted but not adjusted under Step 2, either party may request in writing, within seven (7) calendar days thereafter, that the grievance be submitted to an Arbitrator mutually agreed upon by them. The Contractor and the involved Union shall attempt mutually to select an arbitrator, but if they are unable to do so, they shall request the American Arbitration Association to provide them with a list of arbitrators from which the Arbitrator shall be selected. The rules of the American Arbitration Association shall govern the conduct of the arbitration hearing. The decision of the Arbitrator shall be formal and binding on all parties. The fee and expenses of such Arbitration shall be borne equally by the Contractor and the involved Local Union(s).

(b) Failure of the grieving party to adhere to the time limits established herein shall render the grievance null and void. The time limits established herein may be extended only by written consent of the parties involved at the particular step where the extension is agreed upon. The Arbitrator shall have the authority to make decisions only on issues presented to him or her, and he or she shall not have authority to change, amend, add to or detract from any of the provisions of this Agreement.

11.4 The Project Contractor and Owner shall be notified of all action at Steps 2 and 3 and shall, upon their request, be permitted to participate in all proceedings at these steps.

ARTICLE XII - JURISDICTIONAL DISPUTES

12.1 The assignment of work will be solely the responsibility of the Contractor performing the work involved, in accordance with applicable Collective Bargaining Agreements and past practices. To the extent that past practice is a factor in assigning work under the Project Labor Agreement, including assignments under any collective bargaining agreements to which any of the signatory contractors hereto may be a party, the practice to be applied shall be that followed within the geographical area encompassed by the Southwestern Illinois Building and Construction Trades Council. The practice followed in any other geographical area, even though a Union signatory to this Project Labor Agreement may also represent employees in that area, shall not be a factor in the assignment. All jurisdictional disputes between or among Building and Construction Trades Unions and employees and the Contractor, parties to this Agreement, shall be settled and adjusted according to the present Plan established by the Building and Construction Trades Department or any other plan or method of procedure that may be adopted in the future by the Building and Construction Trades Department. Decisions rendered shall be final, binding and conclusive on the Contractor and Union parties to this Agreement.

12.2 All jurisdictional disputes shall be resolved without the occurrence of any strike, work stoppage, or slow-down of any nature, and the Contractor's assignment shall be adhered to until the dispute is resolved. Individuals violating this section shall be subject to immediate discharge.

12.3 Each Contractor will conduct a pre-job conference with the appropriate Building and Construction Trades Council prior to commencing work. The Project Contractor and the Owner will be advised in advance of all such conferences and may participate if they wish.

ARTICLE XIII - WORK STOPPAGES AND LOCKOUTS

13.1 During the term of this Agreement there shall be no strikes, picketing, work stoppages, slow downs or other disruptive activity for any reason by the SIBTC, its Signatory Union Affiliates or by any employee and there shall be no lockout by the Contractor. Failure of any Signatory Union Affiliate or employee to cross any picket line established at the project site is a violation of this Article.

13.2 The SIBTC and its Signatory Union Affiliates shall not sanction, aid or abet, encourage or continue any work stoppage, picketing or other disruptive activity and will not make any attempt of any kind to dissuade others from making deliveries to or performing services for or otherwise doing business with the Contractor at the project site. Should any of these prohibited activities occur the SIBTC and the Signatory Union Affiliates will take the necessary action to end such prohibited activities.

13.3 No employee shall engage in any activities which violate this Article. Any employee who participates in or encourages any activities which interfere with the normal operation of the project shall be subject to disciplinary action, including discharge, and if justifiably discharged for the above reasons, shall not be eligible for rehire on the same project for a period of not less than ninety (90) days.

13.4 Neither the SIBTC nor its Signatory Union Affiliates, will be liable for acts of employees for whom it has no responsibility. The principal officer or officers of the SIBTC will immediately instruct, order and use the best efforts of his office to cause Signatory Union Affiliates to cease any violations of this Article. The SIBTC in its compliance with this obligation shall not be liable for unauthorized acts of Signatory Union Affiliates or Non-Signatory Union Affiliates. The principal officer or officers of any involved Signatory Union Affiliate will immediately instruct, order or use the best effort of his office to cause the employees the union represents to cease any violations of this Article. A union complying with this obligation shall not be liable for unauthorized acts of employees it represents. The failure of the Contractor to exercise its right in any instance shall not be deemed a waiver of its right in any other instance.

13.5 In lieu of any action at law or equity, any party shall institute the following procedure when a breach of this Article is alleged, after all involved parties have been notified of the fact.

- a. The party invoking this procedure shall notify _____ whom the parties agree shall be the permanent arbitrator under this procedure. In the event the permanent arbitrator is unavailable at any time, he shall appoint his alternate. Notice to the arbitrator shall be by the most expeditious means available, with notice by telegram or any effective written means to the party alleged to be in violation and all involved parties.
- b. Upon receipt of said notice the arbitrator named above shall set and hold a hearing within twenty-four (24) hours if it is contended the violation still exists but not before twenty-four (24) hours after the telegraph notice to all parties involved as required above.

- c. The Arbitrator shall notify the parties by telegram or any other effective written means, of the place and time he has chosen for this hearing. Said hearing shall be completed in one session. A failure of any party or parties to attend said hearing shall not delay the hearing of evidence or issuance of an Award by the Arbitrator.
- d. The sole issue at the hearing shall be whether or not a violation of this Article has in fact occurred. The Award shall be issued in writing within three (3) hours after the close of the hearing, and may be issued without an Opinion. If any party desires an Opinion, one shall be issued within fifteen (15) days, but its issuance shall not delay compliance with, or enforcement of, the Award. The Arbitrator may order cessation of the violation of this Article, and such Award shall be served on all parties by hand or registered mail upon issuance.
- e. Such Award may be enforced by any court of competent jurisdiction upon the filing of the Agreement and all other relevant documents referred to herein above in the following manner. Telegraphic notice of the filing of such enforcement proceedings shall be given to the other party. In the proceeding to obtain a temporary order enforcing the Arbitrator's Award as issued under Section 13.5 of this Article, all parties waive the right to a hearing and agree that such proceedings may be exparte. Such agreement does not waive any party's right to participate in a hearing for a final order of enforcement. The Court's order or orders enforcing the Arbitrator's Award shall be served on all parties by hand or by delivery to their last known address or by registered mail.
- f. Any rights created by statute or law governing arbitration proceedings inconsistent with the above procedure or which interfere with compliance therewith are hereby waived by parties to whom they accrue.
- g. The fees and expenses of the Arbitrator shall be borne by the party or parties found in violation, or in the event no violation is found, such fees and expenses shall be borne by the moving party.
- h. If the Arbitrator determines in accordance with Section 13.5 that the SIBTC or a Signatory Union Affiliate has violated Article XIII, the SIBTC or the Signatory Union Affiliate shall, within eight (8) hours of receipt of this Award, direct all employees they represent at the project to immediately return to work. If the employees do not return to work at the beginning of the next regularly scheduled shift following receipt of the Arbitrator's Award, and the SIBTC or Signatory Union Affiliate have not complied with Section 13.4 above, then the SIBTC or the Signatory Union Affiliate which has not complied with Section 13.4 shall pay the sum of ten thousand dollars (\$10,000) as liquidated damages to the affected owner, and shall pay an additional ten thousand dollars (\$10,000) per shift for each shift thereafter on which the employees have not returned to work. The Arbitrator shall retain jurisdiction to determine compliance with this Section and Section 13.4, and to assess liquidated damages.

ARTICLE XIV - GENERAL SAVINGS CLAUSE

14.1 If any Article or provision of this Agreement shall be declared invalid, inoperative or unenforceable by operation of law or by any of the above mentioned tribunals of competent jurisdiction, the remainder of this Agreement or the application of such Article or provision to persons or circumstances other than those as to which it has been held invalid, inoperative or unenforceable shall not be affected thereby.

ARTICLE XV - TERM OF AGREEMENT

15.1 This Agreement shall be in full force as of and from the date of the Notice of Award to the Final Acceptance of all applicable contractors.

IN WITNESS WHEREOF, the respective duly authorized representatives of the parties hereto have executed this Agreement on the date set forth opposite their respective signatures.

Date: _____

(Contractor Representative)

(Firm's Name)

(Firm's Address)

(Phone Number)

Date: _____

Dale Stewart, Exec. Sec.-Treas.
Southwestern Illinois Building &
Construction Trades Council
2A Meadow Heights Professional Park
Collinsville, IL 62234

ATTACHMENT A (CONTRACTOR LETTER OF ASSENT)

Note: All contractors of whatever tier (except those construction contractors who have directly signed the Agreement) shall execute the following Letter of Assent prior to commencing work:

CONTRACTOR LETTERHEAD

DATE

To: (Name of Owner)
(Address of Owner)

RE: _____ Construction Project Agreement

Dear Sir:

Pursuant to Article I, Section 1.2, of the above reference Agreement, the undersigned contractor hereby agrees that it will be bound by and comply with all terms and conditions of said Project Labor Agreement, and any amendments thereto.

This Letter of Assent will remain in effect for the duration of the Agreement, and any extensions, after which this understanding will automatically terminate, except as provided for in Article I, Section 1.9, of the Agreement.

Sincerely,

(Name of Contractor or Subcontractor)

By: _____

Title: _____

INSTRUCTION TO BIDDERS

Award of Contract

The general contract will be awarded to the lowest responsible and eligible general bidder complying with the conditions and requirements provided in these instructions, the bid forms and the other bid documents. A "responsible" bidder is a bidder demonstrably possessing the skill, ability and integrity necessary to faithfully perform the work called for by the contract, based upon a determination of competent workmanship and financial soundness. An "eligible" bidder is a bidder who is not debarred from bidding under any applicable law, and who shall certify that he is able to furnish labor that can work in harmony with all other elements of labor employed or to be employed on the project. In the interests of such harmony, the long-term supply of skilled manpower, and to provide a legally enforceable means of assuring labor stability and labor peace over the life of the project, each successful bidder and any and all levels of subcontractors, as a condition of being awarded a contract or subcontract, shall be required to enter into a Project Labor Agreement for the project known as: _____

_____ located in the (Municipality) with the Southwestern Illinois Building and Construction Trades Council, AFL-CIO, and its Signatory Affiliated Local Unions for the development and construction of the Project, and will be bound by the provisions of that agreement in the same manner as any other provision of the contract.

Madison County Prevailing Wage for February 2015

(See explanation of column headings at bottom of wages)

Trade Name	RG	TYP	C	Base	FRMAN	M-F>8	OSA	OSH	H/W	Pensn	Vac	Trng
=====	==	===	=	=====	=====	=====	===	===	=====	=====	=====	=====
ASBESTOS ABT-GEN	NW	ALL		31.040	32.040	1.5	1.5	2.0	6.300	10.26	0.000	0.800
ASBESTOS ABT-GEN	SE	ALL		30.400	31.400	1.5	1.5	2.0	7.100	11.40	0.000	0.800
ASBESTOS ABT-MEC		BLD		30.360	31.360	1.5	1.5	2.0	7.450	3.000	0.000	0.000
BOILERMAKER		BLD		32.060	34.560	1.5	1.5	2.0	7.070	21.27	1.000	0.350
BRICK MASON		BLD		32.000	33.920	1.5	1.5	2.0	8.100	10.92	0.000	0.800
CARPENTER		ALL		35.670	37.170	1.5	1.5	2.0	6.800	7.750	0.000	0.400
CEMENT MASON		ALL		32.000	33.000	1.5	1.5	2.0	9.750	12.75	0.000	0.200
CERAMIC TILE FNSHER		BLD		27.480	0.000	1.5	1.5	2.0	6.450	5.700	0.000	0.580
ELECTRIC PWR EQMT OP	NW	ALL		36.690	44.520	1.5	2.0	2.0	5.000	9.170	0.000	0.280
ELECTRIC PWR EQMT OP	SE	ALL		39.670	47.820	1.5	1.5	2.0	6.950	11.12	0.000	0.400
ELECTRIC PWR GRNDMAN	NW	ALL		24.940	44.520	1.5	2.0	2.0	5.000	6.240	0.000	0.190
ELECTRIC PWR GRNDMAN	SE	ALL		29.620	47.820	1.5	1.5	2.0	5.190	8.300	0.000	0.290
ELECTRIC PWR LINEMAN	NW	ALL		42.210	44.520	1.5	2.0	2.0	5.000	10.56	0.000	0.320
ELECTRIC PWR LINEMAN	SE	ALL		45.610	47.820	1.5	1.5	2.0	7.990	12.78	0.000	0.450
ELECTRIC PWR TRK DRV	NW	ALL		25.560	44.520	1.5	2.0	2.0	5.000	6.390	0.000	0.190
ELECTRIC PWR TRK DRV	SE	ALL		32.380	47.820	1.5	1.5	2.0	5.670	9.080	0.000	0.320
ELECTRICIAN	NW	ALL		38.130	40.380	1.5	1.5	2.0	8.300	10.14	0.000	0.190
ELECTRICIAN	SE	ALL		37.350	39.590	1.5	1.5	2.0	7.990	9.720	0.000	0.650
ELECTRONIC SYS TECH	NW	BLD		28.740	30.490	1.5	1.5	2.0	7.500	5.860	0.000	0.400
ELECTRONIC SYS TECH	SE	BLD		32.150	34.150	1.5	1.5	2.0	3.650	8.210	0.000	0.400
ELEVATOR CONSTRUCTOR		BLD		45.090	50.730	2.0	2.0	2.0	13.57	14.21	3.610	0.600
FLOOR LAYER		BLD		30.330	31.080	1.5	1.5	2.0	6.800	7.750	0.000	0.400
GLAZIER		BLD		32.780	0.000	2.0	2.0	2.0	9.020	10.80	2.630	0.310
HT/FROST INSULATOR		BLD		38.060	39.060	1.5	1.5	2.0	8.700	11.46	0.000	0.550
IRON WORKER		ALL		31.500	33.500	1.5	1.5	2.0	8.610	14.45	0.000	0.420
LABORER	NW	ALL		30.540	31.540	1.5	1.5	2.0	6.300	10.26	0.000	0.800
LABORER	SE	ALL		29.900	30.900	1.5	1.5	2.0	7.100	11.40	0.000	0.800
MACHINIST		BLD		44.350	46.850	1.5	1.5	2.0	6.760	8.950	1.850	0.000
MARBLE FINISHERS		BLD		27.480	0.000	1.5	1.5	2.0	6.450	5.700	0.000	0.580
MARBLE MASON		BLD		32.000	33.920	1.5	1.5	2.0	8.100	10.92	0.000	0.800
MILLWRIGHT		ALL		35.670	37.170	1.5	1.5	2.0	6.800	7.750	0.000	0.400
OPERATING ENGINEER		BLD 1		34.700	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 2		33.570	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 3		29.090	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 4		29.150	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 5		28.820	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 6		36.250	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 7		36.550	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 8		36.830	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		BLD 9		35.700	37.700	1.5	1.5	2.0	10.00	17.20	0.000	1.000
OPERATING ENGINEER		HWY 1		33.700	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 2		32.570	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 3		28.090	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 4		28.150	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 5		27.820	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 6		35.250	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 7		35.550	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 8		35.830	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
OPERATING ENGINEER		HWY 9		34.700	36.700	1.5	1.5	2.0	11.00	17.35	0.000	1.000
PAINTER		BLD		30.250	31.750	1.5	2.0	2.0	5.250	9.170	0.000	0.650
PAINTER		HWY		31.450	32.950	1.5	1.5	2.0	5.250	9.170	0.000	0.650
PAINTER OVER 30FT		BLD		31.250	32.750	1.5	2.0	2.0	5.250	9.170	0.000	0.650

PAINTER PWR EQMT		BLD	31.250	32.750	1.5	2.0	2.0	5.250	9.170	0.000	0.650		
PAINTER PWR EQMT		HWY	32.450	33.950	1.5	1.5	2.0	5.250	9.170	0.000	0.650		
PILEDRIIVER		ALL	35.670	37.170	1.5	1.5	2.0	6.800	7.750	0.000	0.400		
PIPEFITTER	N	BLD	39.510	41.490	1.5	2.0	2.0	4.750	8.450	0.000	0.300		
PIPEFITTER	S	BLD	37.250	39.250	1.5	1.5	2.0	6.740	8.000	0.000	0.750		
PLASTERER		BLD	30.500	31.000	1.5	1.5	2.0	9.750	9.150	0.000	0.050		
PLUMBER	N	BLD	39.510	41.490	1.5	2.0	2.0	4.750	8.450	0.000	0.300		
PLUMBER	S	BLD	37.750	40.250	1.5	1.5	2.0	6.750	6.850	0.000	0.550		
ROOFER		BLD	30.100	32.100	1.5	1.5	2.0	8.800	7.100	0.000	0.240		
SHEETMETAL WORKER		ALL	32.650	34.150	1.5	1.5	2.0	8.630	7.670	1.970	0.360		
SPRINKLER FITTER		BLD	40.030	43.030	2.0	2.0	2.0	8.370	11.18	0.000	1.250		
SURVEY WORKER -->	NOT IN EFFECT			NW ALL		30.360	30.860	1.5	1.5	2.0	5.750	9.840	0.0
SURVEY WORKER -->	NOT IN EFFECT			SE ALL		29.300	29.800	1.5	1.5	2.0	6.050	10.60	0.0
TERRAZZO FINISHER		BLD	31.240	0.000	1.5	1.5	2.0	6.450	4.370	0.000	0.420		
TERRAZZO MASON		BLD	32.530	32.830	1.5	1.5	2.0	6.450	5.870	0.000	0.450		
TRUCK DRIVER		ALL 1	33.100	36.640	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		ALL 2	33.560	36.640	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		ALL 3	33.820	36.640	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		ALL 4	34.100	36.640	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		ALL 5	35.000	36.640	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		O&C 1	26.480	29.310	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		O&C 2	26.850	29.310	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		O&C 3	27.060	29.310	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		O&C 4	27.280	29.310	1.5	1.5	2.0	11.10	5.425	0.000	0.250		
TRUCK DRIVER		O&C 5	28.000	29.310	1.5	1.5	2.0	11.10	5.425	0.000	0.250		

Legend: RG (Region)

TYP (Trade Type - All, Highway, Building, Floating, Oil & Chip, Rivers)

C (Class)

Base (Base Wage Rate)

FRMAN (Foreman Rate)

M-F>8 (OT required for any hour greater than 8 worked each day, Mon through Fri.)

OSA (Overtime (OT) is required for every hour worked on Saturday)

OSH (Overtime is required for every hour worked on Sunday and Holidays)

H/W (Health & Welfare Insurance)

Pensn (Pension)

Vac (Vacation)

Trng (Training)

Explanations

MADISON COUNTY

ELECTRICIANS AND ELECTRIC SYSTEMS TECHNICIAN (NORTHWEST) - Townships of Godfrey, Foster and Wood River, and the western one mile of Moro, Ft. Russell and Edwardsville, south to the north side of Hwy. 66 and west to the Mississippi River. This includes SIU-Edwardsville Dental Facility and Alton Mental Health Hospital.

ELECTRICIANS AND ELECTRIC SYSTEMS TECHNICIAN (SOUTHEAST) - Remainder of county not covered by ELECTRICIANS AND ELECTRIC SYSTEMS TECHNICIAN (NW) including SIU-Edwardsville Main Campus.

LABORERS (NORTHWEST) - That area northwest of a diagonal line running from the Mississippi River at the intersection of the waterway known as Wood River at Maple Island, northeast through the highway intersection of Illinois Routes 3 and 143 and following the boundary of Alton/East Alton, then preceding northeast to the county line at a point approximately one mile west of Illinois Route 159.

PLUMBERS AND PIPEFITTERS (SOUTH) - That part of the county South of a

line between Mitchell and Highland including the town of Glen Carbon.

The following list is considered as those days for which holiday rates of wages for work performed apply: New Years Day, Memorial Day, Fourth of July, Labor Day, Thanksgiving Day, Christmas Day and Veterans Day in some classifications/counties. Generally, any of these holidays which fall on a Sunday is celebrated on the following Monday. This then makes work performed on that Monday payable at the appropriate overtime rate for holiday pay. Common practice in a given local may alter certain days of celebration. If in doubt, please check with IDOL.

Oil and chip resealing (O&C) means the application of road oils and liquid asphalt to coat an existing road surface, followed by application of aggregate chips or gravel to coated surface, and subsequent rolling of material to seal the surface.

EXPLANATION OF CLASSES

ASBESTOS - GENERAL - removal of asbestos material/mold and hazardous materials from any place in a building, including mechanical systems where those mechanical systems are to be removed. This includes the removal of asbestos materials/mold and hazardous materials from ductwork or pipes in a building when the building is to be demolished at the time or at some close future date.

ASBESTOS - MECHANICAL - removal of asbestos material from mechanical systems, such as pipes, ducts, and boilers, where the mechanical systems are to remain.

CERAMIC TILE FINISHER AND MARBLE FINISHER

The handling, at the building site, of all sand, cement, tile, marble or stone and all other materials that may be used and installed by [a] tile layer or marble mason. In addition, the grouting, cleaning, sealing, and mixing on the job site, and all other work as required in assisting the setter. The term "Ceramic" is used for naming the classification only and is in no way a limitation of the product handled. Ceramic takes into consideration most hard tiles.

ELECTRONIC SYSTEMS TECHNICIAN

Installation, service and maintenance of low-voltage systems which utilizes the transmission and/or transference of voice, sound, vision, or digital for commercial, education, security and entertainment purposes for the following: TV monitoring and surveillance, background/foreground music, intercom and telephone interconnect, field programming, inventory control systems, microwave transmission, multi-media, multiplex, radio page, school, intercom and sound burglar alarms and low voltage master clock systems.

Excluded from this classification are energy management systems, life safety systems, supervisory controls and data acquisition systems not intrinsic with the above listed systems, fire alarm systems, nurse call systems and raceways exceeding fifteen feet in length.

OPERATING ENGINEER - BUILDING

GROUP I. Cranes, Dragline, Shovels, Skimmer Scoops, Clamshells or Derrick Boats, Pile Drivers, Crane-Type Backhoes, Asphalt Plant

Operators, Concrete Plant Operators, Dredges, Asphalt Spreading Machines, All Locomotives, Cable Ways or Tower Machines, Hoists, Hydraulic Backhoes, Ditching Machines or Backfiller, Cherrypickers, Overhead Cranes, Roller - Steam or Gas, Concrete Pavers, Excavators, Concrete Breakers, Concrete Pumps, Bulk Cement Plants, Cement Pumps, Derrick-Type Drills, Boat Operators, Motor Graders or Pushcats, Scoops or Tournapulls, Bulldozers, Endloaders or Fork Lifts, Power Blade or Elevating Graders, Winch Cats, Boom or Winch Trucks or Boom Tractors, Pipe Wrapping or Painting Machines, Asphalt Plant Engineer, Journeyman Lubricating Engineer, Drills (other than Derrick Type), Mud Jacks, or Well Drilling Machines, Boring Machines or Track Jacks, Mixers, Conveyors (Two), Air Compressors (Two), Water Pumps regardless of size (Two), Welding Machines (Two), Siphons or Jets (Two), Winch Heads or Apparatuses (Two), Light Plants (Two), All Tractors regardless of size (straight tractor only), Fireman on Stationary Boilers, Automatic Elevators, Form Grading Machines, Finishing Machines, Power Sub-Grader or Ribbon Machines, Longitudinal Floats, Distributor Operators on Trucks, Winch Heads or Apparatuses (One), Mobil Track air and heaters (two to five), Heavy Equipment Greaser, Relief Operator, Assistant Master Mechanic and Heavy Duty Mechanic, self-propelled concrete saws of all types and sizes with their attachments, gob-hoppers, excavators all sizes, the repair and greasing of all diesel hammers, the operation and set-up of bidwells, water blasters of all sizes and their clutches, hydraulic jacks where used for hoisting, operation of log skidders, iceolators used on and off of pipeline, condor cranes, bow boats, survey boats, bobcats and all their attachments, skid steer loaders and all their attachments, creter cranes, batch plants, operator (all sizes), self propelled roto mills, operation of conveyor systems of any size and any configuration, operation, repair and service of all vibratory hammers, all power pacs and their controls regardless of location, curtains or brush burning machines, stump cutter machines, Nail launchers when mounted on a machine or self-propelled, operation of con-cover machines, and all Operators except those listed below).

GROUP II. Assistant Operators.

GROUP III. Air Compressors (One), Water Pumps, regardless of Size (One), Waterblasters (one), Welding Machine (One), Mixers (One Bag), Conveyor (One), Siphon or Jet (One), Light Plant (One), Heater (One), Immobile Track Air (One), and Self Propelled Walk-Behind Rollers.

GROUP IV. Asphalt Spreader Oilers, Fireman on Whirlies and Heavy Equipment Oilers, Truck Cranes, Dredges, Monigans, Large Cranes - (Over 65-ton rated capacity) Concrete Plant Oiler, Blacktop Plant Oiler, and Creter Crane Oiler (when required).

GROUP V. Oiler.

GROUP VI. Operators on equipment with Booms, including jibs, 100 feet and over, and less than 150 feet long.

GROUP VII. Operators on equipment with Booms, including jibs, 150 feet and over, and less than 200 feet long.

GROUP VIII. Operators on Equipment with Booms, including jibs, 200 feet and over; Tower Cranes; and Whirlie Cranes.

GROUP IX. Master Mechanic

OPERATING ENGINEERS - Highway

GROUP I. Cranes, Dragline, Shovels, Skimmer Scoops, Clamshells or Derrick Boats, Pile Drivers, Crane-Type Backhoes, Asphalt Plant Operators, Concrete Plant Operators, Dredges, Asphalt Spreading Machines, All Locomotives, Cable Ways or Tower Machines, Hoists, Hydraulic Backhoes, Ditching Machines or Backfiller, Cherrypickers, Overhead Cranes, Roller - Steam or Gas, Concrete Pavers, Excavators, Concrete Breakers, Concrete Pumps, Bulk Cement Plants, Cement Pumps, Derrick-Type Drills, Boat Operators, Motor Graders or Pushcats, Scoops or Tournapulls, Bulldozers, Endloaders or Fork Lifts, Power Blade or Elevating Graders, Winch Cats, Boom or Winch Trucks or Boom Tractors, Pipe Wrapping or Painting Machines, Asphalt Plant Engineer, Journeyman Lubricating Engineer, Drills (other than Derrick Type), Mud Jacks, Well Drilling Machines, Boring Machines, Track Jacks, Mixers, Conveyors (Two), Air Compressors (Two), Water Pumps regardless of size (Two), Welding Machines (Two), Siphons or Jets (Two), Winch Heads or Apparatuses (Two), Light Plants (Two), All Tractors regardless of size (straight tractor only), Fireman on Stationary Boilers, Automatic Elevators, Form Grading Machines, Finishing Machines, Power Sub-Grader or Ribbon Machines, Longitudinal Floats, Distributor Operators on Trucks, Winch Heads or Apparatuses (One), Mobil Track air and heaters (two to five), Heavy Equipment Greaser, Relief Operator, Assistant Master Mechanic and Heavy Duty Mechanic, self-propelled concrete saws of all types and sizes with their attachments, gob-hoppers, excavators all sizes, the repair and greasing of all diesel hammers, the operation and set-up of bidwells, water blasters of all sizes and their clutches, hydraulic jacks where used for hoisting, operation of log skidders, iceolators used on and off of pipeline, condor cranes, bow boats, survey boats, bobcats and all their attachments, skid steer loaders and all their attachments, creter cranes, batch plants, operator (all sizes), self propelled roto mills, operation of conveyor systems of any size and any configuration, operation, repair and service of all vibratory hammers, all power pacs and their controls regardless of location, curtains or brush burning machines, stump cutter machines, Nail launchers when mounted on a machine or self-propelled, operation of con-cover machines, and all Operators (except those listed below).

GROUP II. Assistant Operators.

GROUP III. Air Compressors (One), Water Pumps, regardless of Size (One), Waterblasters (one), Welding Machine (One), Mixers (One Bag), Conveyor (One), Siphon or Jet (One), Light Plant (One), Heater (One), Immobile Track Air (One), and Self Propelled Walk-Behind Rollers.

GROUP IV. Asphalt Spreader Oilers, Fireman on Whirlies and Heavy Equipment Oilers, Truck Cranes, Dredges, Monigans, Large Cranes - (Over 65-ton rated capacity) Concrete Plant Oiler, Blacktop Plant Oiler, and Creter Crane Oiler (when required).

GROUP V. Oiler.

GROUP VI. Operators on equipment with Booms, including jibs, 100 feet and over, and less than 150 feet long.

GROUP VII. Operators on equipment with Booms, including jibs, 150 feet and over, and less than 200 feet long.

GROUP VIII. Operators on Equipment with Booms, including jibs, 200 feet and over; Tower Cranes; and Whirlie Cranes.

GROUP IX. Mechanic

SURVEY WORKER - Operated survey equipment including data collectors, G.P.S. and robotic instruments, as well as conventional levels and transits.

TRUCK DRIVER - BUILDING, HEAVY AND HIGHWAY CONSTRUCTION

Class 1. Drivers on 2 axle trucks hauling less than 9 ton. Air compressor and welding machines and brooms, including those pulled by separate units, truck driver helpers, warehouse employees, mechanic helpers, greasers and tiremen, pickup trucks when hauling materials, tools, or workers to and from and on-the-job site, and fork lifts up to 6,000 lb. capacity.

Class 2. Two or three axle trucks hauling more than 9 ton but hauling less than 16 ton. A-frame winch trucks, hydrolift trucks, vactor trucks or similar equipment when used for transportation purposes. Fork lifts over 6,000 lb. capacity, winch trucks, four axle combination units, and ticket writers.

Class 3. Two, three or four axle trucks hauling 16 ton or more. Drivers on water pulls, articulated dump trucks, mechanics and working forepersons, and dispatchers. Five axle or more combination units.

Class 4. Low Boy and Oil Distributors.

Class 5. Drivers who require special protective clothing while employed on hazardous waste work.

TRUCK DRIVER - OIL AND CHIP RESEALING ONLY.

This shall encompass laborers, workers and mechanics who drive contractor or subcontractor owned, leased, or hired pickup, dump, service, or oil distributor trucks. The work includes transporting materials and equipment (including but not limited to, oils, aggregate supplies, parts, machinery and tools) to or from the job site; distributing oil or liquid asphalt and aggregate; stock piling material when in connection with the actual oil and chip contract. The Truck Driver (Oil & Chip Resealing) wage classification does not include supplier delivered materials.

TERRAZZO FINISHER

The handling of all materials used for Mosaic and Terrazzo work including preparing, mixing by hand, by mixing machine or transporting of pre-mixed materials and distributing with shovel, rake, hoe, or pail, all kinds of concrete foundations necessary for Mosaic and Terrazzo work, all cement terrazzo, magnesite terrazzo, Do-O-Tex terrazzo, epoxy matrix ter-razzo, exposed aggregate, rustic or rough washed for exterior or interior of buildings placed either by machine or by hand, and any other kind of mixture of plastics composed of chips or granules when mixed with cement, rubber, neoprene, vinyl, magnesium chloride or any other resinous or chemical substances used for seamless flooring systems, and all other building materials, all similar materials and all precast terrazzo work on jobs, all scratch coat used for Mosaic and Terrazzo work and sub-bed, tar paper and wire mesh (2x2 etc.) or lath. The rubbing, grinding, cleaning and finishing of same either by hand or by machine or by terrazzo resurfacing equipment on new or existing floors. When necessary

finishers shall be allowed to assist the mechanics to spread sand bed, lay tarpaper and wire mesh (2x2 etc.) or lath. The finishing of cement floors where additional aggregate of stone is added by spreading or sprinkling on top of the finished base, and troweled or rolled into the finish and then the surface is ground by grinding machines.

Other Classifications of Work:

For definitions of classifications not otherwise set out, the Department generally has on file such definitions which are available. If a task to be performed is not subject to one of the classifications of pay set out, the Department will upon being contacted state which neighboring county has such a classification and provide such rate, such rate being deemed to exist by reference in this document. If no neighboring county rate applies to the task, the Department shall undertake a special determination, such special determination being then deemed to have existed under this determination. If a project requires these, or any classification not listed, please contact IDOL at 217-782-1710 for wage rates or clarifications.

LANDSCAPING

Landscaping work falls under the existing classifications for laborer, operating engineer and truck driver. The work performed by landscape plantsman and landscape laborer is covered by the existing classification of laborer. The work performed by landscape operators (regardless of equipment used or its size) is covered by the classifications of operating engineer. The work performed by landscape truck drivers (regardless of size of truck driven) is covered by the classifications of truck driver.

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00100

Instructions to Bidders

Bidding Documents Available:

One (1) set of Contract Documents per bidder will be available at the pre-bid meeting. Contract Documents will not be issued after the **mandatory** pre-bid meeting to contractors that did not attend.

General Conditions:

The General Conditions for the project will be AIA Document A201, "General Conditions of the Contract for Construction," Fifteenth Edition, 1997 (by reference only). Section 00100, Instructions to Bidders and Section 00800, Supplemental Conditions, shall take precedent over the standard AIA Document A201.

Project Agreement:

The project labor agreement form is included in the bid package. The project agreement shall apply together with the AIA 201 document. In the event of a conflict between the two documents, the contents within the project agreement shall apply.

Bid Documents, Existing Conditions and Site Inspection:

Before submitting their proposals, bidders shall carefully examine the Bid Documents and fully inform themselves of the existing conditions and necessary dimensions.

Each bidder, by making his bid, represents that he has carefully examined the Bid Documents, attended the Pre-Bid Meeting and visited the site of the work and that he has fully informed himself prior to bidding as to ALL existing conditions and limitations under which the work is to be performed and that his bid includes a sum to cover the cost of ALL ITEMS NECESSARY TO PERFORM THE WORK as set forth in the contract documents. No allowances whatsoever will be made to any bidder because of lack of such examination or knowledge.

Should a bidder find discrepancies in or omissions from the drawings or specifications, or should he be in doubt as to their meaning, he shall at once notify Foresight Services, Inc., who will send written instruction to all bidders. The Owner will not be responsible for any oral instructions.

Addenda may be issued during the time of bidding, which shall be covered in the proposal and will become part of the Contract.

Permits, Statutory Requirements & Safety:

The Contractor shall obtain and pay for all permits as required. All applicable Federal and State Laws, Municipal Ordinances, Codes and Rules and Regulations of all authorities have jurisdiction over construction of the Project shall apply to the Contract throughout, and they will be deemed to be included in the Contract the same as though written therein in full. The Contractor is responsible for all job site safety and shall follow all governmental rules and regulations particularly those of the Occupational Safety and Health Administration (OSHA).

Bid Submittal, Review and Selection:

Bids must be submitted on the proposal forms furnished in the bid package, enclosed in a sealed envelope, and marked and addressed as follows:

SEALED BID ROOF REPLACEMENT 2015

Gateway Center Administrative Offices

One Gateway Drive

Collinsville, IL 62234

The name and address of the bidder must be shown on the envelope.

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00100

Instructions to Bidders

Bid forms must be completed in their entirety, in ink or typewritten.
No bid may be withdrawn within 90 days after the actual date of opening.

Bids will be received until 2:00 PM on Wednesday, March 10, 2015.
Bids will be opened and read aloud immediately in the Cahokian Room at Gateway Center, One Gateway Drive, Collinsville, IL 62234.
Any bids received after the due date will not be considered.

All bids will be compiled, recorded, evaluated and awarded as soon as practical. No bid can be withdrawn after the time set for receiving of bids and pending consideration of action upon same by Owner. Bids must be valid for a minimum of ninety (90) days. The Owner reserves the right to reject any or all bids, in whole or in part, without compensation or obligation to the bidders and to waive any or all technicalities or defect in any bid. The Owner reserves the right to award the contract in total of section 3 and 4, or section 3 only, or section 4 only.

Taxes:

The Owner is exempt from sales tax on products permanently incorporated into the work, thus NOT SALES TAX shall be included in the bids for these products. Bidders can obtain a Sales Tax Exemption certificate number from the Owner. Place numbers on all invoices for material incorporated in work and furnish copies of the invoices to the Owner as requested. Upon completion of the work, file with Owner a notarized statement that all purchases made under exemption certificate were entitled to be exempt. Bidder shall pay legally assessed penalties for improper use of exemption certificate number. BID SHALL EXCLUDE STATE AND FEDERAL TAXES.

Prevailing Wage Project:

No less than prevailing wages, as determined in accordance with the Illinois Prevailing Wage Law, shall be paid to all laborers, mechanics, operators and others employed to complete this project. Gateway Center requires that all outside contractors sign a Project Labor Agreement before any work is performed. This is a Prevailing Wage Project, and this will require the successful Bidder to submit certified payrolls. The contractor shall forfeit as a penalty to the Owner, on whose behalf the contract is made or awarded, ten dollars for each worker employed, for each calendar day, or portion thereof such worker is paid less than the said stipulated rates, for any work done under said contract, by the contractor or by any subcontractor under them. In all contractors' bonds the contractor shall include such provisions as will guarantee the faithful performance of the prevailing hourly wage clause as provided by contract. Contractor and their subcontractors shall be required to submit weekly payroll sheets with their monthly invoices, showing compliance to the above Prevailing Wage Standard.

Accurate records pertaining to wages paid all workers employed on the contract shall be kept within the state by the contractor and each subcontractor, for a period of one year following completion of the public work.

Bid Security:

Cash or certified cashier's check (**not bid bond or business check**) as a deposit of good faith in the amount of 4% of the proposal amount shall be required with the proposal of each bidder.

Payment and Performance Bonds:

Furnish and pay for a Performance Bond and a Labor and Material Payment Bond in the amount of 100% of the Contract Amount which covers the faithful performance of the Contract and payment of all obligations arising there under. Performance Bond and Labor and Material Payment Bond must be

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00100

Instructions to Bidders

written with a company rated at least A- or better. Deliver Bonds to the Owner with executed agreement.

Shop drawings:

Three (3) sets of roof drawings, Roofing System Submittal Form, product data, samples, color charts, etc. are to be submitted to Owner for review

Insurance Requirements:

Contractors may not commence work under the contract until they have obtained insurance as specified here, nor shall the Contractor allow any Subcontractors to commence work or any portion of the work unless all insurance required by the subcontractor has been similarly approved by the Contractor.

Subcontractors Insurance – The Contractor shall require Subcontractors, if any, not protected under the Contractor's insurance policies to take out and maintain insurance of the same nature and the same amounts as required of the Contractor for Comprehensive General Liability. Subcontractors shall also be of the Contractor on all vehicles operated by each subcontractor on the site of work.

Waiver of Subrogation and Release – With respect to all insurance as required to be maintained by the Contractor and / or Subcontractor as set forth herein. Contractor hereby releases and waives, on behalf of themselves and their respective insurers, any and all rights to recovery against the Owner and its representatives, for loss or damage to contractor or any subcontractor or any third party to extent that such loss or damage is insured against or under any applicable insurance policy.

Insured Parties – All of the insurance policies required to be obtained by Contractor and subcontractors set forth herein (except Workman Compensation Insurance) shall name Owner as additional insured on a primary basis.

Certificates of Insurance – Prior to commencement of any work, and within (15) business days after receipt of NOTICE OF BID AWARD, the Contractor shall cause to be delivered to Owner's Representative, for their review and approval (1) copy of each Certificate of Insurance from the insurer, evidencing that all of the above described insurance has been obtained by Contractor and all subcontractors. All of such Certificate of Insurance shall (1) specify that the respective insurance policies shall not be canceled, modified or amended without and until sixty (60) days advance written notice issued to Owner, (2) contain a specified acknowledgement of the Agreement and the Contractual liability indemnification obligation of the insurers herein, (3) evidence the additional insured on a primary basis on the respective policies (4) evidence the coverage amounts, deductibles and limits of each policy, (5) evidence the Waiver of Subrogation endorsement in favor of the Owner, to be on a primary basis, and (6) state the type of insuring agreement to be on an Occurrence basis. Claims made coverage is not acceptable.

Indemnity Agreement – The Contractor agrees that it will save and keep harmless the Owner from any and all claims that may arise on the part of any of said Contractor's employees, agents, servants by reason of injury, death or any claim while in pursuit of the Contractor's obligations under this contract, and that all employees of the Contractor shall in no way be construed to be employees of the Owner. The cost of providing insurance specified herein shall be included in the bid price submitted by the Contractor for this project. It shall be the Contractor's sole responsibility to notify its insurance carrier of the requirements of these conditions and of the entire contract documents.

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00100

Instructions to Bidders

Comprehensive Automobile Liability – Required minimum insurance coverage to be \$1,000,000 combined single limit BI/PD and \$2,000 medical payments. Each contractor shall purchase and maintain comprehensive auto liability insurance for all owned, non-owned and hired vehicles under control of their Contractor or its Subcontractors.

Worker's Compensation – Required minimum insurance coverage (1) statutory limits (2) employer's liability \$1,000,000 combined single limit for bodily injury and property damage per occurrence. Each contractor shall purchase and maintain Worker's Compensation Insurance for all of its employees employed at the site of the project. Coverage in accordance with the Worker's Compensation Act of the State of Illinois shall be provided for all operations. In case any work is sublet, the Contractor shall require Subcontractor to similarly provide Worker's Compensation Insurance for all of the latter's employees, unless such employees are covered by the protection afforded by the Contractor or any Subcontractors engages in work under the Worker's Compensation Act, the Contractor shall provide, and shall cause said Subcontractor to provide any such employees with Employer's Liability Insurance for the protection of said employee.

Comprehensive General Liability – Required minimum insurance coverage:

\$2,000,000 general aggregate
\$2,000,000 products and completed operation
\$1,000,000 personal and advertising injury
\$1,000,000 each occurrence limit
\$50,000 fire damage limit
\$5,000 medical payments

Each Contractor shall purchase and maintain Comprehensive General Liability Insurance with Premises and Operations coverage insuring against claims and damages because of Bodily injury and property damage in or about the project site and/or related, directly or indirectly, to the work. Insurance coverage must be on occurrence basis. Claims made coverage is not acceptable.

Insurance Covering Special Hazards: The following special hazards shall be covered by the Contractor, by rider or endorsement to the Comprehensive General Liability Insurance policies hereinabove required (or by separate policies of insurance) in amounts as specified hereinabove.
Damage to Underground Utilities.

Trucking and Motor Vehicle Operations.

Owner's Protective Liability Insurance (Independent Contactor Coverage)

Product Completed Operations Hazards.

Any other hazards involved in the Work performed under the contract, which in the opinion of the Owner, at any time during the contract period, appears to be sufficiently dangerous to require special insurance.

Umbrella/Excess Liability Coverage:

All Contractor/Subcontractors are required to purchase or have in force Umbrella/Excess Liability Coverage in the amount of \$1,000,000. The policy should be structured as follows:

The policy shall run for the term of the project a certificate of insurance shall be issued for the project term.

\$10,000 is the maximum self-insured retention (SIR) allowed.

The schedule of underlying insurance shall encompass all primary lines of coverage including General Liability, Employer's Liability, and Auto Liability.

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00100

Instructions to Bidders

Contractor to forward the Certificate of Insurance to Gateway Center prior to starting any work per the requirements listed in the project agreement. Certificate of insurance must be written with a company rated at least A- or better. The Collinsville Metropolitan Exposition Auditorium and Office Building Authority & Foresight Services, Inc, shall be named as additional insured on a primary non-contributing basis.

Builders Risk: Contractor shall provide Builders Risk insurance. Coverage to be provided on a completed value form. "All Risk" including vandalism, malicious mischief and theft of materials and equipment stored at the job site. Contractor to furnish the Owner a copy of insurance before work begins. Insurance must be written with a company rated at least A- or better. The Collinsville Metropolitan Exposition Auditorium and Office Building Authority & Foresight Services, Inc. shall be named as additional insured on a primary non-contributing basis.

Safety and Protection:

Contractor shall be responsible for furnishing materials required to restrict unauthorized access to staging areas. Contractor shall be responsible for initiating, maintaining and supervising all safety precautions and programs in connection with the work. Contractor shall take all necessary precautions for the safety of, and shall provide the necessary protection to prevent damage, injury or loss to:

All employees on the work and other persons and organizations who may be affected thereby;

All the work and materials and equipment to be incorporated therein, whether in storage on or off the site; and

Other property at the site adjacent thereto, including structures and utilities not designated for removal, relocation or replacement in the course of completing this project.

Contractor shall comply with all applicable Laws and Regulations of any public body having jurisdiction for the safety of persons and property or to protect them from damage, injury or loss; and shall erect and maintain all necessary safeguards for such safety and protection.

Indemnification:

To the fullest extent permitted by Laws and Regulations, Contractor shall indemnify and hold harmless the Owner and its employees from and against all claims and damages, losses and expenses arising out of or resulting from the performance of the work, provided that any such claim, damage, loss or expenses.

Pre-Job Conference

A pre-job conference will be held with the awarded contractor prior to commencing any work. Minutes from this pre-job conference will become part of the contract documents.

Daily Reports:

Reports are to be filled out on a daily basis, even if no work is performed, after the project begins. Reports are to be sent on a weekly basis via fax (618-345-9024) to Gateway Center to the attention of Cynthia Warke. Payments may be delayed if reports are not received.

Communication Form:

The awarded contractor will complete the communication form which includes emergency numbers

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00100

Instructions to Bidders

and forward to Cynthia Warke with Gateway Center before work begins.

Substantial Completion and Liquidated Damages:

Timely completion of all projects is essential and could have bearing on issuance of Contracts for the project. The Substantial Completion for the project is requested to be no later than forty-five (45) days **after** project is awarded. Contractors shall supply, with their bids, the number of days required to start the project and complete the project from the date of award.

Liquidated damages may be assessed and deducted from the contract at the rate of \$100.00 per work day, for work that is not substantially complete by the date established in the project agreement. All paperwork including warranties, lien waivers, pay applications, etc. must be completed within thirty-five (35) days after the punch list is received or the Owner may assess liquidated damages at the rate of \$200.00 per workday.

Changes in the Scope of Work:

Additions, deletions, or other changes in the scope of work must be authorized by the Owner's representative in writing prior to the contractor initiating the change. If the impact is an increase to the Contractor, it shall be figured at the cost to perform the work as indicated in the unit prices on the bid form or negotiated prior to making the change. The cost to perform the work is defined as all labor, materials and equipment costs for a complete installation

Asbestos:

Roof cores were taken and test results were negative for any materials containing asbestos.

Licenses:

Contractor must supply a copy of all applicable Federal, State, County, or City licenses necessary to conduct its business with the owner if requested.

Applications for Payment:

Contractor to submit pay applications to the attention of Cynthia Warke at Gateway Center, One Gateway Drive Collinsville, IL 62234 by the first business day of the month in order for payment to be rendered no later than the first business day of the following month.

Temporary Facilities:

The Contractor will be responsible for providing any and all temporary facilities as needed including restrooms, potable water, temporary power, and dumpsters (contents of which are to be removed at frequent intervals-weekly at a minimum and disposed of in a legal manner.) Owner may grant permission to Contractor for temporary power and water if available in immediate area and convenient to Owner. **No access to building interior without express consent of Owner.** Employee parking, material storage, access and staging areas will be reviewed at the pre-bid meeting.

Record Drawings:

The Contractor is responsible for providing "redlined" roof drawings to Cynthia Warke at Gateway Center, One Gateway Drive Collinsville, IL 62234, unless notified otherwise, after project completion. These drawings will include actual dimensions, additions, changes or deviations from the original plan.

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00100

Instructions to Bidders

Site Management:

The Contractor acknowledges that the Work is being performed at a location where the Owner has ongoing business operations. Therefore, the Contractor shall follow the reasonable requirements of the Owner, shall maintain good order among its agents and employees performing the Work, and shall comply with all rules and requirements of the Owner concerning the Project, including safety requirements, regulatory compliance and any limitations on hours of operation, staging and storage areas, construction parking, use and shutdown or interruption to Owner facilities and utilities, temporary signage, and ingress and egress. The project will not tolerate any obnoxious gestures, abusive language or unprofessional acts. Please be courteous to everyone.

Contractor Requirements:

Contractor to have a written safety program that has been implemented for at least twelve (12) months.

Contractor has a full time person responsible for safety with a minimum of thirty (30) hours of OSHA construction safety training.

Contractor has an Experience Modification Rate of 1.0 or less and an incident rate less than the U.S Department of Labor average.

Contractor to have insurance company's A.M. Best rating of A-VI or better.

Contractor to have retained earnings of **\$500,000.00** or more.

Contractor to have a minimum of five (5) years experience with roofing manufacturer and have at least fifty (50) installations similar to project specified in addition to having key personnel on site while job in progress that has attended a quality control seminar by the manufacturer within the last twelve (12) months.

Bonds, Certificates & Forms:

The Certificate of Insurance form shall be on Insurer's standard form.

The Completion Certificate form shall be provided to the awarded Contractor by Gateway Center.

The Application for Payment form and the Schedule of Values form shall be provided to the awarded Contractor by Gateway Center.

The Change Order form shall be provided to the awarded Contractor by Gateway Center.

Owner / Architect Clarification:

Where the word "Architect" appears, it shall be mean "Owner" or "Owner Appointed Representative" when an Architect is not overseeing the work.

End of Section 00100

DIVISION 1

Gateway Center
Collinsville, IL
Roof Replacement 2015
Roof Sections 3 & 4

Section 00800 **Supplementary Conditions**

Part 1 – General

The following conditions supplement, modify, change, delete from or add to the AIA-A201 – 1997 General Conditions (reference only) of the Contract.

Page 6. Paragraph 1.1 Definitions

The following new subparagraph is added:

1.1.8 Word Definitions

- 1 Unless otherwise expressly stated, wherever in the Contract Documents the words "approved", "reviewed", "acceptable", "satisfactory", "directed", "required", "permitted", "ordered", "designated", "prescribed" or words of like import are used, it shall be understood that the action required, referenced or determination rests solely with the Owner or his duly Authorized Representative.
- 2 Unless otherwise expressly stated, wherever in the Contract Documents the words "as shown" or "as indicated" or words of like import are used, they shall mean as shown or as indicated on the drawings.
- 3 Unless otherwise expressly stated, wherever in the Contract Documents the word "provided" is used, it shall mean furnished and installed in place, complete and tested.
- 4 Wherever the word "Product" is used in these Contract Documents, it shall refer to materials, systems, and equipment provided by the Contractor.

Page 6 Subparagraph 1.2.3

Add the following: In case of a conflict within the contract documents, the documents including the greater quantity or quality, as determined by the Owner or his duly Authorized Representative shall take precedence.

Article 15 (New) Reference Specifications and Codes

Wherever referenced standards, specifications, codes, etc. appear in the Contract Documents without an identifying date, it is understood that the latest specification of such associations, including latest additions or amendments thereto as of the date of bidding, or as referenced in the applicable Building Code shall apply to this contract.

Article 16 (New) Equal Opportunity

16.1 The Contractor shall maintain policies of employment as follows:

The Contractor and all Subcontractors shall not discriminate against any employee or applicant for employment because of race, religion, color, sex, national origin or age. The Contractor shall take affirmative action to insure that applicants are employed, and that employees are treated during employment without regard to race, religion, color, sex, national origin or age.

16.2 The Contractor and all Subcontractors shall, in all solicitations or advertisements for employees, place by them or on their behalf,, state that all qualified applicants will receive consideration for employment without regard to race, religion, color, sex, national origin or age.

End of Section 00800

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

PART 1 - GENERAL

1.1 GENERAL REQUIREMENTS

- A. Roofing contractor requirements. The roofing contractor shall be responsible for performing all work necessary including scheduling, coordinating and managing to accomplish the roof replacement as described in the plans and specifications.
- B. Deviations. In the event this Specification deviates from the manufacturer's current specification, this specification prevails, except where they conflict with the manufacturer's requirements for the specified guarantee. In this case, the manufacturer's specification prevails.
- C. Specification Amendments. Drawings, addenda and modifications may be issued subsequent to the printing of this Specification. Ascertain that such amendments to this Specification are acceptable alterations.
- D. Contractor Acceptance. Prior to the project start, ascertain that all aspects of this Specification and possible modifications are workable and do not conflict with the manufacturer's requirements for the specified guarantee. Upon commencement of the work, it will be presumed that this Specification and drawings, addenda and modifications are satisfactory to both the Contractor and the manufacturer in their entirety.
- E. Supplied Material. Supply all materials of the roofing system, including accessory products. The bidding Contractor, by making his bid, represents that his bid price is based on the use of the materials listed in Part 2 Products.
- F. Existing Conditions. If discrepancies are discovered between the existing conditions and those noted on the drawings, the owner's representative and manufacturer will be notified by phone for direction prior to commencing with the work. Necessary steps will be taken to make the building watertight until the discrepancies are resolved.

1.2 QUALIFICATIONS

- A. Roofing Material Manufacturer: A company specializing in the manufacturing of products specified for EPDM membrane roofing materials, with a minimum of 25 years documented experience.
- B. Roofing Materials Applicator: A company specializing in performing the work in this section, with a minimum of 5 years of documented experience with the manufacturer listed in the base bid. In addition, the contractor shall have at least 50 installations similar to the one specified with base manufacturer and must have (1) key personnel on site while job in progress that has attended a quality control seminar by the membrane manufacturer in the last 12 months.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

1.3 SCOPE OF WORK

- A. Provide all labor, material, tools, equipment, and supervision necessary to complete the installation of 60 mil reinforced **and / or** non-reinforced (as indicated on the drawings), fully adhered EPDM roofing system. Include roof boards, accessories, insulation and flashings as specified herein and as indicated on the drawings in accordance with the manufacturer's most current specifications and details for the areas as indicated. All sheet metal associated with the roof system (drip edge, copings, termination bars & fascia) shall be included with the total roof system warranty and be in accordance with the latest ANSI / SPRI ES-1 requirements.
- B. Extent of Work - The roofing contractor shall:
- Be fully knowledgeable of all requirements of the contract documents and shall make themselves aware of all job conditions that affect their work.
 - Confirm all given information and advise the building owner or agent, prior to bid, of any conflicts that will affect their cost proposal.
 - Be responsible for performing all work necessary to accomplish the roof system installation described in the plans and specifications, including sheet metal, carpentry, HVAC, electrical, equipment, etc.

1.4 REFERENCE STANDARDS

References in these specifications to standards, test methods, codes etc., are implied to mean the latest edition of each such standard adopted. The following is an abbreviated list of associations, institutions, and societies, which may be used as references throughout these specifications.

<u>ASTM</u>	American Society for Testing and Materials
<u>FM</u>	Factory Mutual Engineering and Research
<u>ASCE</u>	American Society of Civil Engineers
<u>NRCA</u>	National Roofing Contractors Association
<u>SPRI</u>	Single Ply Roofing Institute
<u>OSHA</u>	Occupational Safety and Health Administrations
<u>SMACNA</u>	Sheet Metal and Air Conditioning Contractors National Association
<u>UL</u>	Underwriters Laboratories

1.5 RELATED DOCUMENTS

Drawings and general provisions of the Contract, including General and Supplementary conditions, and manufacturer's most current specifications and details, apply to this section. Industry standards described in the latest publications of the National Roofing Contractors Association and the Single Ply Research Institute also apply to this section.

1.6 SYSTEM PERFORMANCE REQUIREMENTS

General: Install EPDM system to withstand wind loads specified, structural movement, thermally induced movement, and exposure to weather and light foot traffic without failure. Roof system shall be designed to meet local codes and ordinances as required.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

UL Listing: Provide labeled materials, which have been tested and listed in "Roofing Materials Directory" for applications indicated, with Class A rated materials/system for roof slopes shown.

The Roofing system must have been successfully tested to meet or exceed the calculated uplift pressure required by the International Building Code (ASCE-7) or ANSI/SPRI WD-1.

Note: Install Roofing Manufacturer's required system enhancements to achieve the specified warranty.

1.7 SUBMITTALS

Submit specifications, installation instructions and general recommendations from manufacturer's literature for types of roofing required. Provide roof plan, membrane details, walkway or paver layout, tapered insulation/cricket layout and sheet metal details. Shop drawings will be required to be reviewed before job can begin. Provide schedule of project completion at pre-job meeting.

1.8 QUALITY ASSURANCE

Perform work in strict conformance to manufacturer's latest standards and details. Eliminate the use of uncured flashings and use pressure sensitive materials or cured material whenever possible. Use non-penetrating membrane securement details whenever possible.

1.9 JOB CONDITIONS

Proceed with installing materials only when existing and forecasted weather conditions will permit work to be performed according to the manufacturer's recommendations and warranty requirements, and when substrate is dry. Comply with the manufacturer's written instructions for proper material storage. Material Safety Data Sheets (MSDS) must be on site during roofing application.

1.10 PROTECTION

- A. Roofing contractor shall adequately protect building, paved areas, service drives, lawn, shrubs, trees etc. from damage while performing the required work. Provide canvas, boards, and sheet metal (properly secured) as necessary for protection and remove protection material at completion. The contractor shall repair or be responsible for costs to repair all property damaged during the application.
- B. During the roofing contractor's performance of the work, the building Owner or Tenant may occupy the existing building. The contractor shall take precautions to prevent the spread of dust and debris, particularly where such material may sift into the building. The roofing contractor shall provide labor and materials to construct, maintain and remove necessary, temporary enclosures to prevent dust or debris in the construction areas from entering the remainder of the building.
- C. Do not overload any portion of the building, by either use of or placement of equipment, storage of debris, or storage of materials.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

- D. Protect against fire and flame spread. Maintain adequate fire extinguishers.
- E. Take precautions to prevent drains from clogging during the roofing application. Remove debris at the completion of each day's work and clean drains, if required. At completion, test drains to ensure the system is free running and drains are watertight. Remove strainers and plug drains in areas where work is in progress. Install flags or other telltales on plugs. Remove plugs each night and screen drain.
- F. Protect adjacent surfaces against staining or mechanical damage.
- G. Do not allow insulation products prolonged exposure to weather. Contractor to tarp or protect all insulation products prior to installation. If insulation is exposed to moisture prior to application, insulation shall be removed from site and replaced with new insulation by approved manufacturer.
- H. Temporary waterproof tie-ins installed daily regardless of weather predictions. The roofing contractor shall provide and be responsible for providing overnight and temporary weather protection at all times. Install and protect all building and roofing components during all phases of the work.
- I. Provide protection, such as ¾ inch thick plywood, for all roof areas exposed to traffic during construction. Plywood shall be smooth -free of fasteners and splinters.
- J. Exercise caution during adhesive spraying to avoid overspray.

1.11 WARRANTIES

- A. Provide two (2) year Contractor's Warranty beginning on the date of substantial completion. Sample form at the end of this section.
- B. Provide manufacturer's 15-year total System Warranty covering both labor and material with no dollar limitation. Maximum wind speed coverage shall be peak gusts of **72 mph minimum** (per local code) measured at 10 meters above ground level.
- C. All new materials including Metal Edge Trim, insulation, Type III or Type IV asphalt, base sheet, etc. must be included under the Total System Warranty.
- D. Warranty Information:

Building Owner:		Collinsville Metropolitan Exposition Auditorium & Office Building Authority
Building Name:		Gateway Center
Address:		One Gateway Drive
		Collinsville, IL 62234
Number of Years:		Fifteen (15)
Wind Speed:		72 miles per hour
Type:		Total System Warranty including metals

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

PART 2 - PRODUCTS

2.1 POLYISOCYANURATE INSULATION

A. Rigid roof insulation panel composed of a closed cell polyisocyanurate foam core bonded on each side to fiber reinforced facers with thickness as indicated. Insulation must be protected from open flame and kept dry at all times. Install only as much insulation as can be covered the same day by completed roof system. ASTM C1289-06, Type II, Class 1.

B. Rigid roof insulation panel composed of a closed cell polyisocyanurate foam core bonded on each side to premium performance coated glass facers with thickness as indicated. Insulation must be protected from open flame and kept dry at all times. Install only as much insulation as can be covered the same day by completed roof system. ASTM-C1289-06, Type II, Class 2.

Provide tapered insulation when required with slope and starting thickness as indicated on drawings. Insulation systems must be covered under total system warranty

2.2 EXPANDED POLYSTYRENE INSULATION (EPS)

Insulation thickness shall be size and type as indicated on drawings and supplied by roof systems manufacturer. Insulation material shall meet or exceed the requirements of ASTM C578-95, Type IX. Provide tapered insulation, if required, with slope and starting thickness as indicated on drawings. EPS included under total system warranty

2.3 SADDLES/CRICKETS/TAPERED EDGE STRIPS

Install factory fabricated medium glass facer polyisocyanurate insulation products. Crickets (double the field slope – starting at “0” inches) are to be installed on the high side of roof curbs and penetrations to properly divert the water.

2.4 MECHANICAL FASTENERS (when required for membrane and insulation for wood and metal decks)

Fasteners and plates shall be FM Approved, and/or approved by the manufacturer of the primary roofing products. The fasteners shall provide attachment required to meet the specified uplift performance. The fastening pattern for each panel to be used shall be as recommended by the manufacturer and approved by the manufacturer of the roofing system and to meet warranty and uplift requirements.

2.5 SUBSTRATE ADHESIVE

Provide a two (2) component polyurethane construction grade low-rise expanding adhesive. The adhesive and its installation methods must be acceptable to the Roofing System Manufacturer and included in the specified warranty. The adhesive must also be compatible with the specified roofing system.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

2.6 POLYURETHANE SEALANT / CAULKING

Sealant to be a one-component elastomeric gun grade polyurethane sealant, NP-1 as manufactured by Sonneborn Building Products, or approved equal, with installation per manufacturer's recommendations.

2.7 RETROFIT ROOF DRAINS

One-piece spun aluminum body and heavy duty cast aluminum strainer dome and clamping ring, Hercules RetroDrain, as manufactured by OMG Roofing Products, or approved equal, designed to replace an existing roof drain during re-roofing process. More information located at the end of specifications.

2.8 NEW OVERFLOW DRAIN

Overflow drain to be Model 1080 as manufactured by J.R. Smith or approved equal with metal strainer dome. Drain to not have any sump and be level with finished roof surface with two (2) inch tall exterior water dam. Drain pipe attached to new drain shall be code approved with size(s) as indicated on the drawings and attached to an exterior bronze downspout nozzle, Model 1770, as manufactured by J.R. Smith or equal.

2.9 THROUGH WALL SCUPPER OVERFLOW PROTECTION

Size(s) shall be installed as noted on the drawings. Installation shall be per SMACNA requirements and per details on drawings. Bottom of lower lip shall be as indicated on drawings.

2.10 ROOF VENTILATORS

Large Aluminum Breather as manufactured by Portals Plus, Inc. or approved equal. Breather shall be .060" spun aluminum with a base flange diameter of 11.5" and a height of no less than 11". The stand pipe will have a 6.5" base opening and a 4.5" counter flashing rain cap that will be a locking, vandal proof type.

2.11 ROOF MEMBRANE & ACCESSORIES

Furnish 60 mil reinforced and / or non-reinforced (as specified on drawings) EPDM (Ethylene, Propylene, Diene Terpolymer) conforming to the minimum physical properties of ASTM D4637. Factory applied splice tape is recommended.

Accessories including adhesives, splice tape, primers, cleaning solvent, sealers, pipe flashings etc. are to be per the manufacturer's specifications.

Manufacturers: Carlisle SynTec, Inc.;
Firestone Building Products
Versico Inc.
Johns Manville

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

2.12 SHEET METAL:

- A. New metal edging shall be installed with continuous cleat. All new metal shall be included in the roofing manufacturers total system guarantee for the total system.

Edge trim materials as indicated (or approved equal):

Carlisle SynTec	Firestone Products	Versico	Johns Manville
SecurEdge 1000	Anchor Guard	VersiTrim 1000	Presto-Tite Fascia
SecurEdge 2000 Fascia	Firestone Coping	VersiTrim 2000	Presto-Lock Coping
SecurEdge 3000 Fascia		VersiTrim Coping	
SecurEdge 200 Coping			

NOTE: Certified Shop Fabricated perimeter edge metals in accordance with ANSI / SPRI ES-1 requirements are also acceptable if covered by the Roofing System Warranty. Roofing Manufacturer Certification confirmation required.

- B. Prefinished counter flashing and miscellaneous metals shall be Kynar 500 standard color painted finished steel sheet, with a minimum thickness of 24 gauge. Material and installation shall also be in accordance with SMACNA.
- C. New steel gutters shall be Kynar 500 standard color coated 24 gauge galvanized steel 6" box type with the front edge a minimum of 1" lower than the back as manufactured by Metal Era, W.P. Hickman Company or approved equal. Gutters and downspouts to be designed per SMACNA requirements for rain fall in this geographic location.
- D. New steel downspouts shall be Kynar 500 standard color coated 24 gauge galvanized steel with the minimum size of 3" x 4".
- E. Conductor Head: The conductor head, minimum 24 gauge Kynar steel, shall be supplied by the gutter manufacturer to be compatible with the gutter system. Finish shall be Kynar 500 standard colors.

2.13 NEW WOOD NAILERS

New treated wood blocking and supports, # 2 & better construction grade, to comply with the Preservative Process by Pressure Process: AWPA C2. Preservative Chemicals shall be acceptable to authorities having jurisdiction and contain no arsenic or chromium. Kiln dry lumber after treatment to a maximum moisture content of 19 percent. Do not use material that is warped. If cut after treatment, apply field treatment complying with AWPA M4. Fasteners into treated blocking shall have hot-dip zinc coating complying with ASTM A 153 or be Type 304 stainless steel.

2.14 WALKWAY PADS

Pressure sensitive walkway pads supplied by the membrane manufacturer and included in the total system warranty. Locations shall be as shown on drawings or described in plan notes.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

2.15 ROOF HATCH

Milcor, Inc. Type RD-1, Model 3501-132-9, size 30" x 36" for new installation, or to fit existing opening for replacement, single leaf type, or approved equal, with Upright Safety Bar that bolts to the side of the frame that automatically locks when fully extended for safer and more convenient passage. Cover and frame shall be mill finish aluminum and the hinges, hardware and latch shall be per manufacturer's specifications. Manufacturer shall warrant all goods sold to be free from defects in workmanship, but limits liability to five (5) years from date of shipment and expressly to the replacement of goods not complying with this warranty.

2.16 ROOF COVER BOARD

Roof cover board to be SecurShield HD Plus, as manufactured by Carlisle Syntec (or approved equal), with thickness as indicated on drawings. Roof board shall be glass mat-faced gypsum with a non-asphaltic, highly filled proprietary heat cured coating on one side conforming to ASTM D 1621. Roof board must be covered under total system warranty.

2.17 PIPE SUPPORTS

In lieu of protection pads attached to treated wood blocking, if specified, for gas, electrical, condensate lines, etc., contractor shall install PipeGuard rooftop pipe supports by OMG Roofing Products, or approved equal, per manufacturer's guidelines and requirements. More information located at the end of specifications.

2.18 SILICONE SEALANT

Silicone building sealant is a one-part, low modulus, neutral-curing silicone sealant for use in high-movement weather sealing applications for new and remedial construction joint sealing applications. Dow Corning 790 Silicone Sealant or approved equal. Furnish and install closed cell backer rod per manufacturer's recommendations.

2.19 HIGH TEMPERATURE SILICONE SEALANT

General purpose one-component silicone adhesive/sealant shall be used for high temperature applications (maximum 356 degrees F). Dow Corning 732 Multi-Purpose Sealant or approved equal.

2.20 STEEL LADDER

Heavy duty fixed one-piece welded steel ladder with walk-thru handrails, Series FW, manufactured by Cotterman Company (800-552-3337), or approved equal. Side members shall be 1/4" x 2" x 2" steel angle with 7" deep stand-off brackets. Climbing rungs to have 3/4" corrugated steel round rungs with 12" centers.

2.21 FIBER BOARD

High density wood fiber board 1/2" thick with asphalt coated facer with a minimum compressive strength of 32 psi and minimum density of 15.5 pcf. Fiber board must be covered under total system warranty.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

2.22 BASE SHEET

Base Sheet to be a premium modified asphalt base sheet that meets or exceeds the requirements of ASTM D6163 Type 1, Grade S for SBS-modified bituminous sheet materials using glass fiber reinforcements.

Base sheet and installation to be compatible with the total system warranty and approved by the Roofing System Manufacturer.

2.23 LIGHTWEIGHT CONCRETE REPAIR

Zono-Patch, a mixture of cementitious binders, low density fine aggregates and proprietary additives specifically designed for repair of lightweight insulating concrete roof deck surfaces of all types as manufactured by Siplast (469-995-2200 or www.siplast.com) or approved equal.

2.24 SELF ADHESIVE UNDERLAYMENT

SBS rubber modified, self-adhesive asphalt blend with a woven slip-resistant traction film on the top surface and an opaque release film on the bottom surface.

Carlisle 725 TR or approved equal.

2.25 EXPANSION JOINT

Provide manufacturer's approved expansion joint system that will be included the Total System Warranty. Deck to deck joints shall be a minimum of ¾" wide and maximum of 3" wide. Deck to wall joints shall be a minimum of ¾" wide and maximum of 2" wide. Expansion joint filler must be installed prior to installation of expansion joint support to help eliminate internal pressure and condensation.

2.26 GYPSUM ROOF DECK REPAIR

Repair existing gypsum roof decking per "Gypsum Roof Deck Replacement Procedures" published by the National Roof Deck Contractors Association requirements. (Please refer to the NRDCA website at www.nrdca.org.)

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

PART 3 - EXECUTION

3.1 GENERAL

Manufacturer's requirements for the application of the EPDM roofing system shall be strictly followed.

- A. Contractor shall remove and dispose of all existing roofing system(s), flashings, etc. if required and as directed. Contractor shall follow all Federal, State, and Local laws and regulations during entire removal and disposal process, as well as more stringent guidelines if supplied by owner in writing. Provide temporary roofing and temporary protection as necessary to protect building structure and interior from inclement weather and elements. If temporary roofing is installed and left in place, it must also be covered by roofing system warranty specified.
- B. Verify conditions are satisfactory to receive the new roof system. Beginning work constitutes acceptance of conditions. Check projections, curbs, and deck for condition, rust and inadequate anchorage, foreign material, moisture, or unevenness that would prevent quality and execution of new roofing system. The roofing substrate shall be kept free of foreign particles prior to and while installing the roof system. If unacceptable conditions are discovered, contractor to notify Owner's representative immediately in order for corrective actions can be discussed and approved by both the Owner and Roof System Manufacturer.

3.2 INSULATION / FIBER BOARD INSTALLATION

Install insulation to meet the system performance criteria and the roofing manufacturer's requirements. Stagger joints, butt boards and cut around penetrations and perimeters with no gaps exceeding 1/8". Install insulation to shed water at roof penetrations. Stagger insulation joints both horizontally and vertically if multiple layers are provided. Secure material to the substrate as specified with the required mechanical fasteners or adhesive in accordance with the manufacturer's specifications.

3.3 SADDLES / CRICKETS / TAPERED EDGE STRIP INSTALLATION

Install fabricated medium glass facer polyisocyanurate insulation products. Crickets (double the field slope – starting at "0" inches) are to be installed on the high side of roof curbs and penetrations to properly divert the water.

3.4 RETROFIT DRAINS

The Contractor is responsible for measuring the I.D. of the existing drain to determine the proper size or the retrofit drain. Clean the existing leader pipe of excess bitumen, build-up, dirt and debris. Remove the clamping ring assembly from existing drain and discard. Install new drain per manufacturer's instructions and comply with the roofing manufacturer's requirements for installation.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

3.5 ROOF MEMBRANE INSTALLATION

Unroll and position membrane without stretching. Allow the membrane to relax approximately 30 minutes before splicing. Apply adhesive per manufacturer's specifications.

3.6 SPLICING

Seam Tape Splice - Overlap adjacent sheets a minimum of 4" and fold back top sheet to expose splice surfaces. Provide tape splices per manufacturer's recommendations. Do not use adhesive splice method without written approval from Foresight Services.

3.7 OVERFLOW PROTECTION

A. Overflow Drain: Install per drain and roofing manufacturer's requirements and attach to the properly sized and code approved piping as required. Drain to be flush with finished roof surface with the water dam ring two (2) inches above finished roof surface. Drain shall not be "sumped". Install new piping as required to building sidewall "Daylight" and install bronze exterior nozzle assembly.

B. Through Wall Scupper Assembly: Size(s) to be installed as noted on the drawings. Installation shall be per SMACNA requirements and per details on drawings. Bottom of lower lip shall be installed as indicated on drawings but no higher than two (2) inches above finished roof height. Install waterproof "picture frame" Kynar 500 24 gauge steel trim around exterior opening.

3.8 WOOD BLOCKING

During the reroofing process, the Roofing Contractor shall check to be sure that the nailers are in good condition and well secured to the building. The Roofing Contractor shall notify the designer if unexpected conditions or deteriorated materials are discovered. Questionable members shall be removed and replaced per the proposal unit price. Securely attach treated wood blocking to substrate to safely resist an uplift force of 200 lbs. per lineal foot. Each member to have a minimum of 2 fasteners located not more than 3 inches from each end and be spaced a maximum of 12 inches on center and penetrate the wood to achieve the pull out resistance. Fasteners shall be staggered for wood members wider than 6 inches with a maximum spacing of 12 inches on center. New wood blocking that will be in contact with any metal to have 15 lb. felt paper installed between the treated wood and the metal. Fasteners shall be type 304 stainless steel or with hot-dip zinc coating complying with ASTM A 153/A.

3.9 SHEET METAL

Install per manufacturer's printed specifications and details and as outlined on plans. Follow SMACNA recommendations for installation procedures.

3.10 FLASHING

Install per manufacture's requirements. Pressure-sensitive uncured flashing limited to overlayment of vertical seams, flash inside/outside corners, vent pipes, scuppers and unusually shaped penetrations.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

3.11 WALK & PROTECTION PADS

Install walk & protection pads per the roofing manufacturer's requirements.

3.12 ROOF COVER BOARD INSTALLATION

Roof cover boards shall be installed as specified in accordance with uplift requirements and roof membrane manufacturer's written recommendations. All joints should be staggered with edge joints located on, and parallel to deck ribs. End joints of adjacent lengths should be staggered. Tightly butt board ends and edges.

3.13 STEEL LADDER INSTALLATION

Install ladder with walk through handrails per manufacturer's recommendations with minimum 3/8" x 4" expansion anchor at each mounting bracket for brick, stone veneer or concrete walls. Install 3/8" x 2.5" toggle bolt for masonry block.

3.14 BASE SHEET INSTALLATION

Fasten the base sheet with the approved application to meet the uplift requirements and per the manufacturer's requirements. Pull out test reports and letter of approval for pull out test by membrane manufacturer shall be responsibility of the Roofing Contractor and shall be supplied to Foresight Services prior to being installed.

3.15 ROOF HATCH

Install in accordance with manufacturer's instructions. Coordinate with the installation of the roofing system and related flashings for weather tight installation.

3.16 PIPE SUPPORTS (contractor option)

Install the supports (PipeGuard or approved equal) in accordance with manufacturer's recommendations. Contact roof system manufacturer as to requirements as needed.

3.17 EXPANSION JOINTS

Install expansion joint support and flash with cured membrane. All deck to deck expansion joints require membrane securement on both sides. All deck to wall expansion joints require appropriate membrane securement installed on the deck. Expansion joint filler must be installed prior to installation of expansion joint support to help eliminate internal pressure and condensation.

3.18 VENTILATORS, LOUVERS, ETC.

Install per ventilator & roofing system manufacturer's recommendations.

3.19 LIGHTWEIGHT CONCRETE REPAIR

Repair any defects in the lightweight surface 2" diameter or larger and 1/4" deep or deeper. Remove all debris and any deteriorated material down to sound substrate. Moisten the existing lightweight insulation concrete surface with water or a 1:1 dilution of acrylic or PVA bonding agent. Pour the Zono-Patch into place. Finish to a smooth surface. Trowel finish the feathered edges to a smooth transition to the existing surface in a workman-like manner. Install all materials per the manufacturer's printed instructions.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

3.20 LIGHTWEIGHT GYPSUM DECK REPAIR

Repair existing gypsum roof decking per "Gypsum Roof Deck Replacement Procedures" published by the National Roof Deck Contractors Association requirements. (Please refer to the NRDCA website at www.nrdca.org.)

3.21 CLEAN UP

Protect adjacent surfaces from staining or soiling. Protect roof drains from collecting debris from roofing operations. Completed roof areas and surrounding areas are to be kept clean, free from any trash or other material collected from roofing operations.

3.22 FINAL INSPECTION

When project is substantially complete and before the roofing manufacturer has been contacted for the warranty inspection, the Contractor shall notify Foresight Services, Inc. Foresight will perform a punch list, which may be reviewed with the roofing manufacturer's inspector, and will be sent to all required parties. All items on the punch list must be addressed prior to final payment. The roofing contractor shall state in writing that all punch list items have been completed with pictures confirming repairs.

DIVISION 7

Thermal and Moisture Protection

Section 07530

EPDM Membrane Roofing

(All materials will not be used)

Gateway Center

Collinsville, IL

2015 Roof Replacement

Sections 3 & 4

TWO (2) YEAR WATERTIGHT WARRANTY

Building Owner:	Collinsville Metropolitan Exposition Auditorium & Office Building Authority
Building Name:	Gateway Center
Address:	One Gateway Drive
	Collinsville, IL 62234
Date of Completion:	
Expiration Date:	Two (2) Years from Substantial Completion

This warranty requires that the roofer shall repair leaks resulting "solely from faults or defects in workmanship applied by or through the roofing contractor." This does not exclude or relieve any manufacturer's warranties or responsibilities.

This warranty excludes: All damage attributable to lightning, windstorm, hailstorm, or other unusual phenomena of the elements; foundation settlement; failure or cracking of the roof deck; defects or failure of substrate; faulty construction of parapets, copings, chimneys, skylights, etc.; fire; or clogging of drains.

This warranty shall be null and void if any of the following shall occur:

- a) If there are any alterations or repairs made on or through the roof or objects such as, but not limited to, structures, fixtures, or utilities are placed upon or attached to the roof without first obtaining written authorization from the roofing contractor.
- b) Failure by the Owner to use reasonable care in maintaining the roof.

As with the manufacturer's warranty or guarantee, this roofing contractor's warranty shall not be liable for any incidental, consequential or other damages including, but not limited to, loss of profits or damage to building or its contents under any theory of law.

During the terms of this warranty, the roofing contractor shall have free access to the roof during regular business hours.

ROOFING CONTRACTOR: _____

ACCEPTED BY: _____ TITLE: _____
(Print or type name)

SIGNATURE: _____ DATE: _____



208 Pine Street
Highland, IL 62249
(618) 654-8919 • (618) 654-1780 Fax

END OF SECTION 07530

GATEWAY CENTER

2015 ROOF REPLACEMENT SECTIONS 3 and 4

ONE GATEWAY DRIVE, COLLINSVILLE, IL 62234

ARCHITECT:
FORMATION
ARCHITECTS, INC.
208 Pine Street
Highland, IL 618-631-0020

CONSULTANT:
4SIGHT
208 Pine Street
Highland, IL 618-634-8919

PROJECT

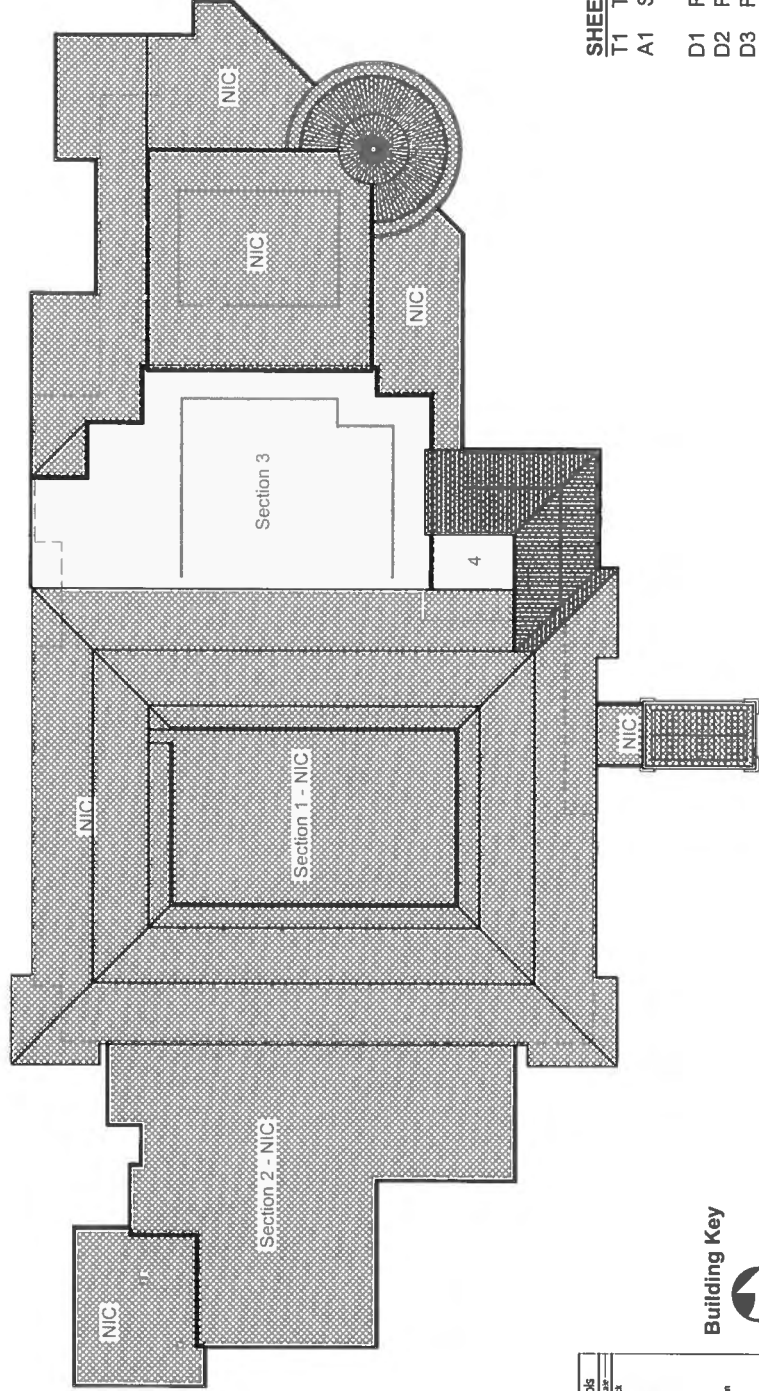
Gateway Center
2015 Roof
Replacement
One Gateway Drive
Collinsville, IL 62234

DATE	EDITION	DESCRIPTION
2-17-15	1	Rev Set

The drawings have been prepared on basis of observations of the site, and are intended to present an essentially accurate indication of physical conditions at the site. Contractor is responsible to verify existing dimensions, job conditions, quantities and installation compatibility. Drawings not to scale.

SHEET TITLE:
Title Page

SHEET NUMBER:
T1



SHEET INDEX

T1	Title Page
A1	Sections 3 and 4 - Roof Plan
D1	Roof Details A-D
D2	Roof Details E-H
D3	Roof Details I-L
D4	Roof Details M-P

Building Key



Key to Symbols
• Patch Pin
• Nail Stick
• Roof Drain
• Overflow
• Scupper
• Roof Vent
• Exhaust Fan
• Roof Hatch
• Chimney
• Satellite Dish
• HVAC Unit Corp
• HVAC Unit in Basement

SCOPE OF WORK

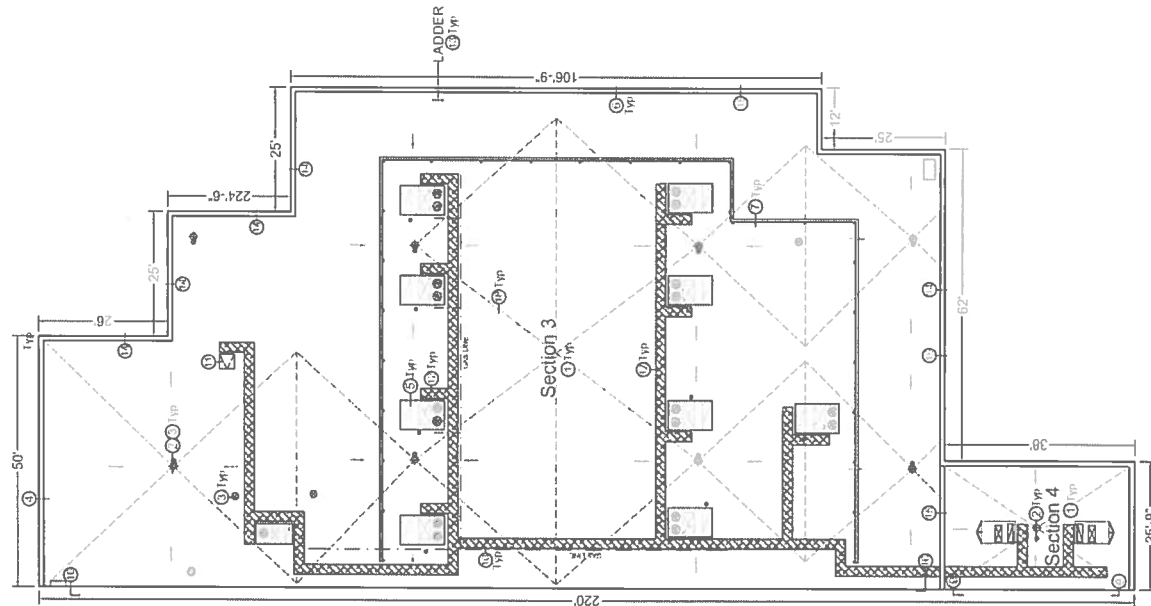
Sections 3 and 4

Remove existing EPDM membrane, insulation fasteners and plates. Leave in place existing 2 1/2" insulation. Review existing insulation. Replace any damaged, wet or crushed material after notifying Owner's representative of areas involved per the unit price in the proposal. Ensure all existing insulation is tight. Fill in gaps with spray in place foam. Provide new 1/2" High Density Coverboard mechanically attached per manufacturer's requirements that will exceed the International Building Code (ASCE-7) or ANSI/SPRI WD-1. Furnish and fully adhere in bonding cement a new 60 mil reinforced EPDM membrane over the new coverboard and provide 15 year warranty.

NOTE: Contractor to review conduit and other components that may be installed under the existing roof deck to ensure fasteners do not penetrate any existing conduit or components.

General Requirements

- Contractor to perform all work necessary to accomplish the roof installation.
- Dispose of removed materials properly per OSHA, EPA and NESHAP regulations. (Please provide waste manifest when asbestos is confirmed).
- Install new roof system as specified per the selected roofing manufacturer's requirements.
- Sweep clean the substrate to a suitable surface to accept the new roof system.
- Examine the substrate to verify that conditions are satisfactory to receive the new roof system. Advise the Owner's representative of any areas that are unsuitable before proceeding with the new installation.
- Verify existing wood blocking is acceptable to accept new metal, blocking, etc.
- Install treated wood blocking as necessary to achieve the new details.
- Deck pull out shall meet uplift requirements. Verify with roofing manufacturer.
- Install new metal flashings per SMACNA spec.
- Temporary waterproof tie-ins shall be installed daily regardless of the weather predictions. The roofing contractor shall provide and be responsible for maintaining over night and temporary weather protections at all times. Protect all building and roofing components during all phases of the work.
- The sketch has been prepared on basis of observation at the site, and is intended to present an essentially accurate indication of physical conditions at the site. Contractor is responsible to verify existing dimensions, job conditions, quantities and installation compatibility.
- Advise owner's representative of any additional work before starting additional work.



Key to Symbols	
Source and L.S. Size	
Waste Stack	
Pitch Pan	
Heat Stack	
Roof Drain	
Overflow	
Scupper	
Roof Vent	
Exhaust Fan	
Roof Hatch	
Chimney	
Satellite Dish	
HVAC Unit Curio	
HVAC Unit as Shown	

ARCHITECT:
FORMATION
ARCHITECTS, INC.
208 Pine Street, Highland, IL 618 63 0020

CONSULTANT:
4
THORNTON
ARCHITECTS, P.C.
208 Pine Street
Highland, IL
618-664-6919

PROJECT:

Gateway Center
2015 Roof
Replacement
One Gateway Drive
Collinsville, IL 62234

EDITION	
DATE	DESCRIPTION
2-17-15	Bd. Spt

The drawings have been prepared on basis of observations of the site, and are intended to present an essentially accurate indication of physical conditions at the site. Contractor is responsible to verify existing dimensions, job conditions, quantities and installation compatibility. Drawings not to scale.

SHEET TITLE:

Section 1 - Roof Plan,
Scope of Work &
Plan Notes

SHEET NUMBER:

A1

Detail GATEWAY-A (Section 3 & 4)

Size to Fit Page
Not to Scale

60 mil Reinforced EPDM Membrane

Existing Substrate

Existing 2" ISO Insulation

Cover Board Insulation Fastener

Bonding Adhesive

Detail GATEWAY-B

Size to Fit Page
Not to Scale

FIELD SPLICES MUST BE LOCATED OUTSIDE THE DRAIN SUMP

Install new Teflon coated bolts

Existing Cast Iron Strainer

Clamping Ring

Water Cut-Off Mastic

60 mil Reinforced EPDM Membrane

WPL 1-01

SEE GATEWAY-A FOR ROOF MAKE UP

Existing drain and overflow drain - Section 4

NOTES:

1. ALL BOLTS OR CLAMPS MUST BE IN PLACE BEFORE THE DRAIN SUMP IS COMPRESSION ON WATER CUT-OFF MASTIC.
2. CUT THE MEMBRANE SO IT EXTENDS A MINIMUM OF 1/2 INCH (13 mm) FROM THE ATTACHMENT POINTS OF THE DRAIN CLAMPING RING.
3. HOLE IN MEMBRANE MUST EXCEED SIZE OF DRAIN PIPE.
4. INSULATION TAPER SHALL NOT BE GREATER THAN 6 INCHES IN 12 INCHES (50 mm).

Detail GATEWAY-C

Size to Fit Page
Not to Scale

CLAMPING RING

WATER CUT-OFF MASTIC

EPDM FLASHING

SEAM TAPE

NEW 60 MIL REINFORCED EPDM MEMBRANE

SEE GATEWAY-A FOR ROOF MAKE UP

SOFFIT

EXISTING PVC OVERFLOW DRAIN

Detail GATEWAY-D

Size to Fit Page
Not to Scale

REMOVE AND REPLACE EXISTING COPING CAP

NEW 60 MIL REINFORCED EPDM MEMBRANE

NEW SCREWS WITH NEOPRENE WASHERS

BONDING ADHESIVE

RUIIS STRIP

PARAPET WALL

SEE GATEWAY-A FOR ROOF MAKE UP

ARCHITECT:FORMATION ARCHITECTS, INC.
200 Pine Street, Highland, IL 618.651.0020

CONSULTANT:4 Fright Night, Inc.
208 Pine Street, Highland, IL 618.654.8019

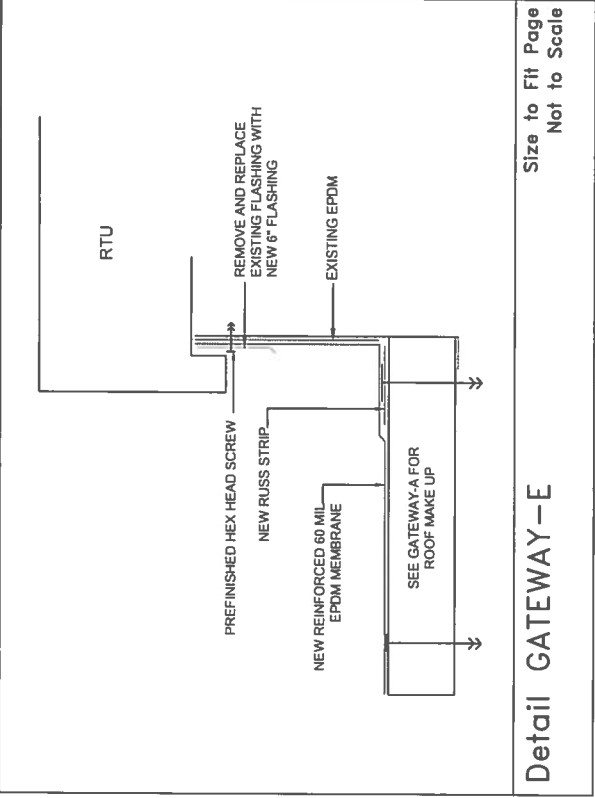
PROJECT:Gateway Center 2015 Roof Replacement
One Gateway Drive
Collinsville, IL 62234

DATE	DESCRIPTION
2-17-15	Bld Sd

The drawings have been prepared on basis of observations of the site, and are intended to present an essentially accurate indication of physical conditions at the site. Contractor is responsible to verify existing dimensions, job conditions, quantities and installation compatibility

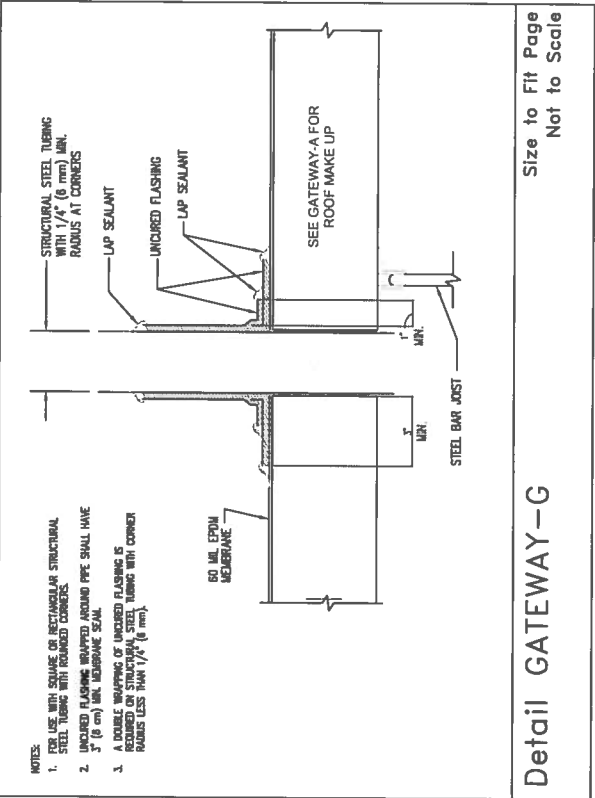
SHEET TITLE:
New Roof Details

SHEET NUMBER:
D1



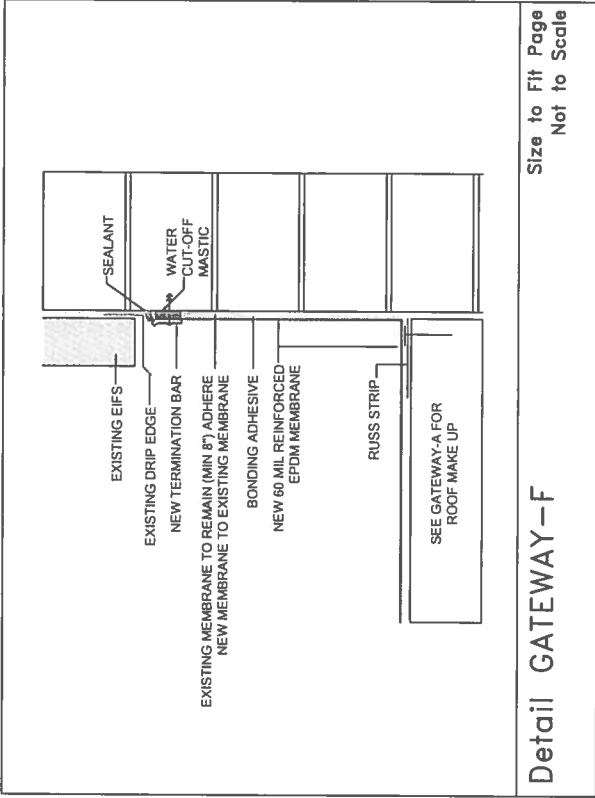
Detail GATEWAY-E

Size to Fit Page
Not to Scale



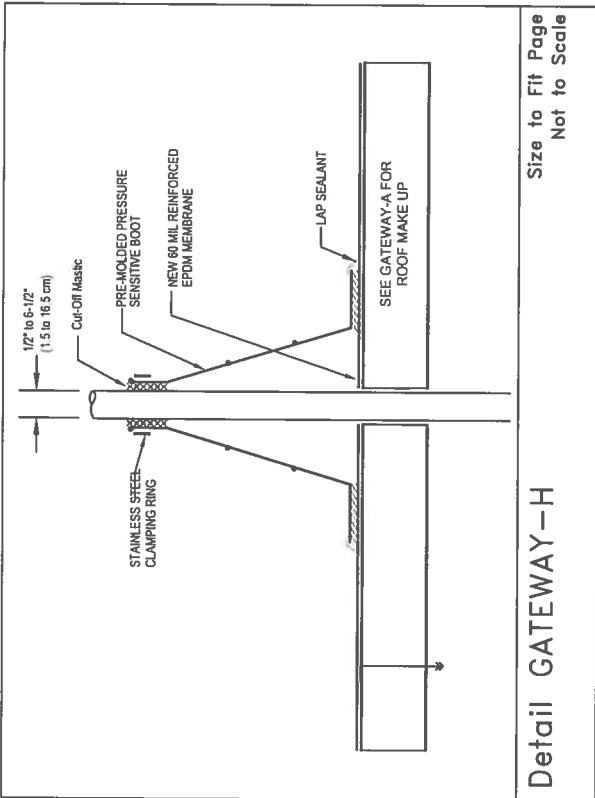
Detail GATEWAY-G

Size to Fit Page
Not to Scale



Detail GATEWAY-F

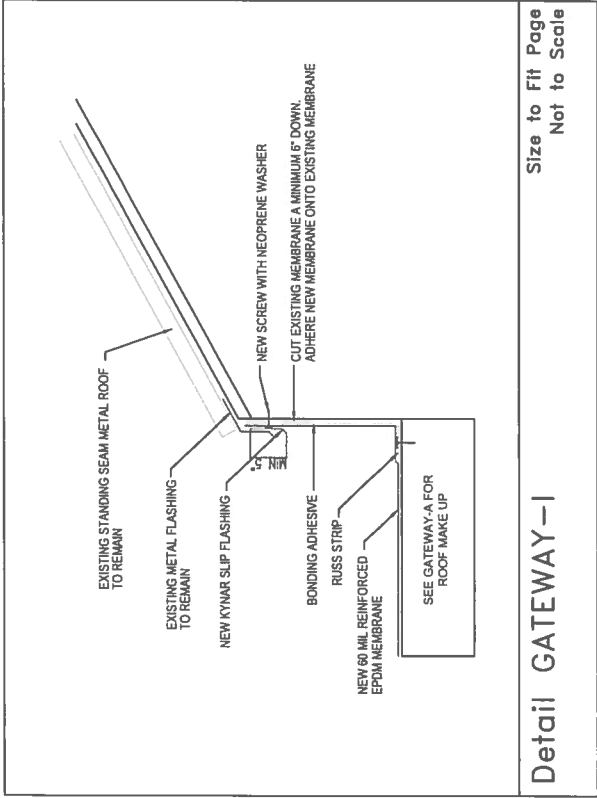
Size to Fit Page
Not to Scale



Detail GATEWAY-H

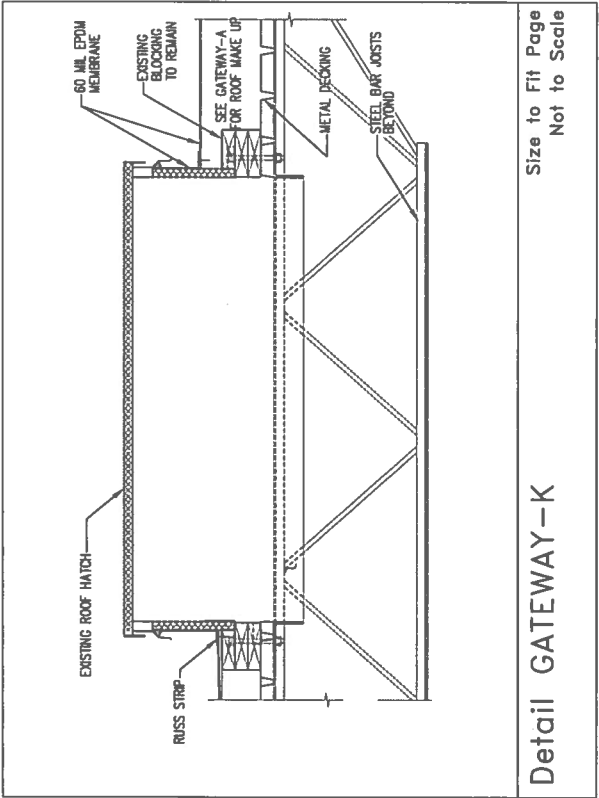
Size to Fit Page
Not to Scale

ARCHITECT: FORMATION ARCHITECTS, INC. 208 Pine Street, Highland, N. H. 03526	CONSULTANT: 4 ISIGHT 208 Pine Street Highland, IL 618-654-8919	PROJECT: Gateway Center 2015 Roof Replacement One Gateway Drive Collinsville, IL 62234	EDITION DATE DESCRIPTION 2-17-15 Bid Set	The drawings have been prepared on basis of observations of the site, and are intended to present an assembly accurate indication of physical conditions at the site. Contractor is responsible to verify existing dimensions, job conditions, quantities and installation compatibility.	SHEET TITLE: New Roof Details	SHEET NUMBER: D2
--	---	---	--	---	----------------------------------	----------------------------



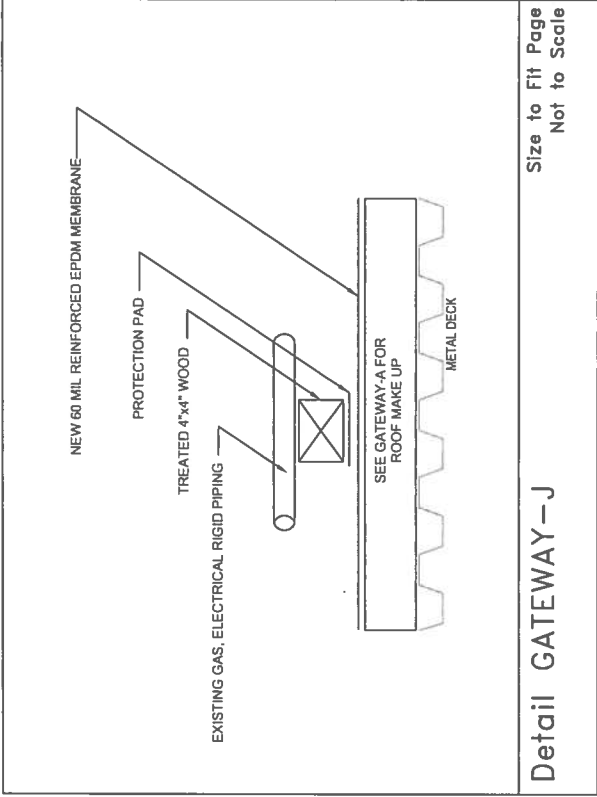
Detail GATEWAY-I

Size to Fit Page
Not to Scale



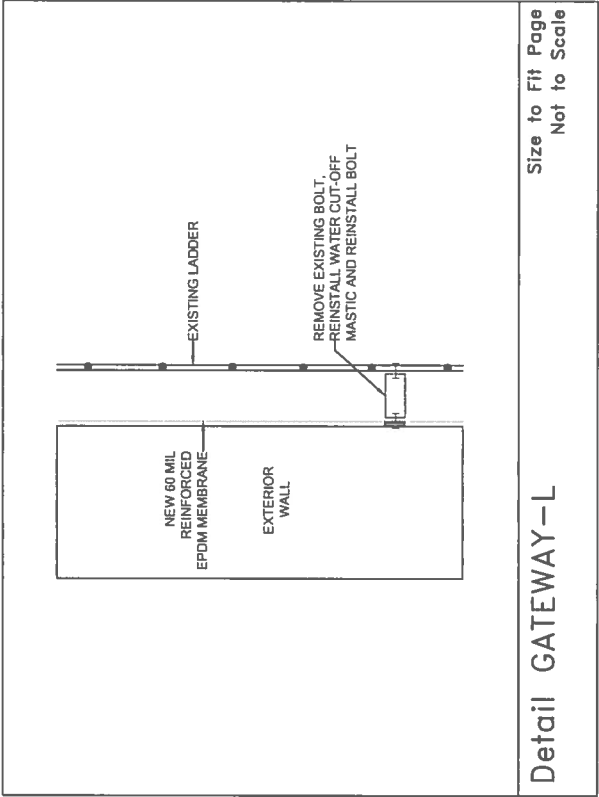
Detail GATEWAY-K

Size to Fit Page
Not to Scale



Detail GATEWAY-J

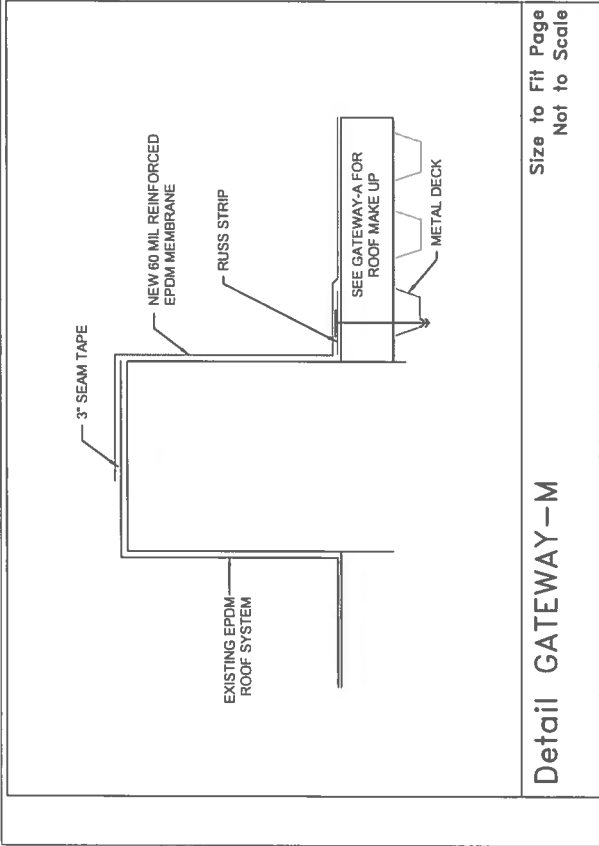
Size to Fit Page
Not to Scale



Detail GATEWAY-L

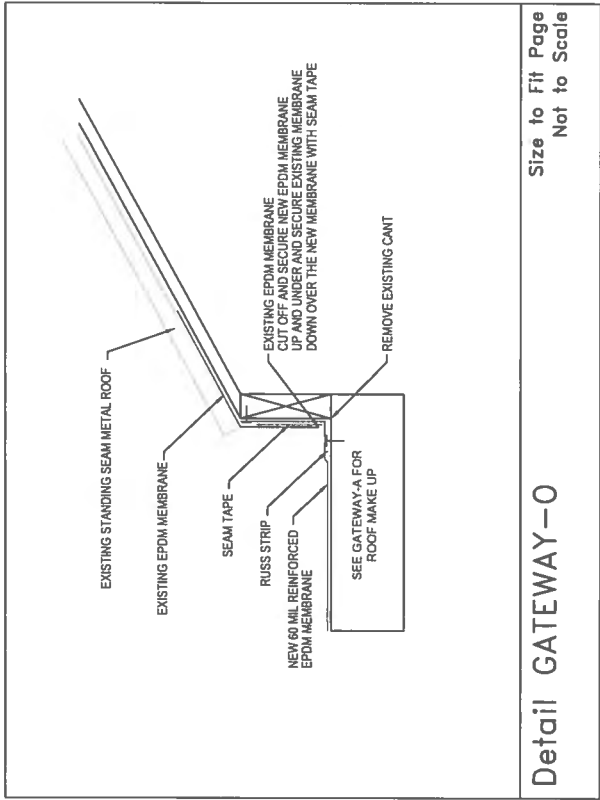
Size to Fit Page
Not to Scale

ARCHITECT: FORMATION ARCHITECTS, INC. 200 Pine Street, Highland, IL 61843-0020		CONSULTANT: 4 FISCHER, INC. 208 Pine Street Highland, IL 618-554-8919		PROJECT: Gateway Center 2015 Roof Replacement One Gateway Drive Collinsville, IL 62234		<table><tr><th>DATE</th><th>EDITION</th><th>DESCRIPTION</th></tr><tr><td>2-17-15</td><td>Bld Set</td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr></table>		DATE	EDITION	DESCRIPTION	2-17-15	Bld Set											The drawings have been prepared on basis of observations of the site, and are intended to present an essentially accurate indication of physical conditions at the site. Contractor is responsible to verify existing dimensions, job conditions, quantities and installation compatibility.		SHEET TITLE: New Roof Details		SHEET NUMBER: D3	
DATE	EDITION	DESCRIPTION																										
2-17-15	Bld Set																											



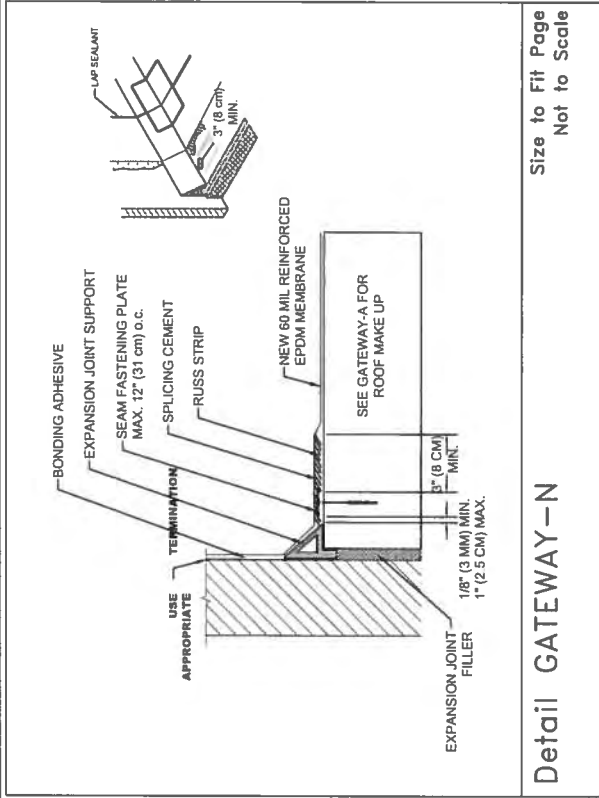
Detail GATEWAY-M

Size to Fit Page
Not to Scale



Detail GATEWAY-O

Size to Fit Page
Not to Scale



Detail GATEWAY-N

Size to Fit Page
Not to Scale

ARCHITECT:
FORMATION
ARCHITECTS, INC.
200 Pine Street, Highland, IL 618.651.0020

CONSULTANT:
4 ISIGHT
208 Pine Street
Highland, IL
618-654-8919

PROJECT:

Gateway Center
2015 Roof
Replacement
One Gateway Drive
Collinsville, IL 62234

DATE	EDITION	DESCRIPTION
2-17-15	Bld Set	

The drawings have been prepared on basis of observations of the site, and are intended to present an essentially accurate indication of physical conditions at the site. Contractor is responsible to verify existing dimensions, job conditions, quantities and installation compatibility

SHEET TITLE:

New Roof Details

SHEET NUMBER:

D4



BID FORM

2015 Roof Replacements Gateway Center

Contractor: D.E. Martin Roofing Co., Inc.

We the undersigned, propose to furnish all materials, labor and supplies to perform all work necessary for the 2015 Roof Replacements for the Gateway Center, as outlined in the specifications and drawings, and including any addenda issued; No. 1, No. 2, No. _____. Substantial completion will be complete within 10 days of Notice of Award.

BASE BID SCOPE OF WORK

Remove existing EPDM membrane, insulation fasteners and plates. Leave in place existing 2 1/2" insulation. Review existing insulation. Replace any damaged, wet or crushed material after notifying Owner's representative of areas involved per the unit price in the proposal. Ensure all existing insulation is tight. Fill in gaps with spray in place foam. Provide new 1/2" High Density Cover-board mechanically attached per manufacturer's requirements that will exceed the International Building Code (ASCE-7) or ANSI/SPRI WD-1. Furnish and fully adhere in bonding cement a new 60 mil reinforced EPDM membrane over the new cover-board and provide a 15-year warranty.

<u>Section 3 & 4</u>	\$ 76,296.00
TOTAL	\$ 76,296.00

ALTERNATE #1 SCOPE OF WORK

Same as base bid except to furnish and fully adhere a new 75 mil reinforced EPDM membrane with a 20-year warranty. Provide cost adder ONLY.

<u>Section 3 & 4</u>	(ADD) \$ 8,674.00
---------------------------------------	-------------------

ALTERNATE #2

Provide additional cost or credit to recycle the existing EPDM membrane for Sections 3 and 4.

<u>Section 3 & 4</u>	(ADD or DEDUCT) \$ no bid
---------------------------------------	---------------------------

UNIT PRICES

1. Remove and replace existing deteriorated metal decking with new metal decking.	per sq ft	\$ 10.00
2. Overlay exiting deteriorated metal decking with new metal decking to match existing decking.	per sq ft	\$ 10.00
3. Remove existing damaged, wet or crushed insulation and install new polyisocyanurate insulation (1 layer) to match existing insulation height.	per sq ft	\$ 2.00
4. Install .5" CDX plywood sheathing on parapet walls.	per sq ft	\$ 2.50
5. Remove existing crickets and replace with new polyisocyanurate insulation crickets.	per sq ft	\$ 2.00
6. Furnish and install new retrofit drain to existing roof drains (Hercules RetroDrain by OMG or approved equal, with case aluminum dome.	each	\$ 450.00
7. Remove and replace deteriorated wood blocking with new KDAT wood blocking.	per bd ft	\$ 4.50



BID FORM

2015 Roof Replacements Gateway Center

8. For time and material work which may be directed by the Owner, provide qualified workmen and materials at the following unit prices (Base your rates on a full 8-hour, regular time day including all transportation, equipment and supplies, and all salary, wage benefits, costs, overhead and profit.	Supervisor per Hr	\$ 80.00
	Roofer per Hr	\$ 75.00
	Sheet Metal per Hr	\$ 80.00
	Material cost + mark up	\$ 25%
	The owner reserves the right to award the contract in total of section 3 and 4, or section 3 only, or section 4 only.	

Check box to confirm Contractor meets these requirements:

- ☒ Contractor has a written safety program that has been implemented for at least twelve (12) months (Provide upon request by Owner).
- ☒ Contractor has a full time person responsible for safety with a minimum of thirty (30) hours of OSHA construction safety training.
- ☒ Contractor has an Experience Modification Rate of 1.0 or less and an incident rate less than the U.S. Department of Labor average.
- ☒ Contractor has insurance company's A.M. Best rating of A-V1 or better (Provide upon request by Owner).
- ☐ Contractor has retained earnings of \$500,000.00 or more
- ☒ Contractor has a minimum of five (5) years' experience with roofing manufacturer and at least fifty (50) installations similar to project specified in addition to having key personnel on site while job is progress that has attended a quality control seminar by the manufacturer within the last twelve (12) months.

Contractor: D.E. Martin Roofing Co Inc By: [Redacted Signature]
(Must be authorized Principal of Company)

Date: 3/10/2015 Title: President

Printed Name: Ronald G. Martin

Email: demartinroofing@yahoo.com

Mailing Address: 405 N. Madison PO Box 105

Lebanon, IL 62254

BID BOND

CONTRACTORS BONDING AND INSURANCE COMPANY PEORIA, IL 61612-3967

CONTRACTOR:

(Name, legal status and address)

D.E. MARTIN ROOFING CO., INC.
405 N. MADISON ST., PO BOX 105
LEBANON, IL 62254

OWNER:

(Name, legal status and address)

GATEWAY CENTER
1 GATEWAY DRIVE
COLLINSVILLE, IL 62234

SURETY:

(Name, legal status and principal place of business)

CONTRACTORS BONDING AND INSURANCE COMPANY
PO BOX 3967
PEORIA, IL 61612-3967

BOND AMOUNT: FOUR PERCENT OF AMOUNT BID (4% AMT. BID)

PROJECT:

(Name, location or address, and Project number, if any)

GATEWAY CENTER, COLLINSVILLE, IL
ROOF REPLACEMENT 2015
ROOF SECTIONS 3 & 4

The Contractor and Surety are bound to the Owner in the amount set forth above, for the payment of which the Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, as provided herein. The conditions of this Bond are such that if the Owner accepts the bid of the Contractor within the time specified in the bid documents, or within such time period as may be agreed to by the Owner and Contractor, and the Contractor either (1) enters into a contract with the Owner in accordance with the terms of such bid, and gives such bond or bonds as may be specified in the bidding or Contract Documents, with a surety admitted in the jurisdiction of the Project and otherwise acceptable to the Owner, for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or (2) pays to the Owner the difference, not to exceed the amount of this Bond, between the amount specified in said bid and such larger amount for which the Owner may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect. The Surety hereby waives any notice of an agreement between the Owner and Contractor to extend the time in which the Owner may accept the bid. Waiver of notice by the Surety shall not apply to any extension exceeding sixty (60) days in the aggregate beyond the time for acceptance of bids specified in the bid documents, and the Owner and Contractor shall obtain the Surety's consent for an extension beyond sixty (60) days.

If this Bond is issued in connection with a subcontractor's bid to a Contractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

When this Bond has been furnished to comply with a statutory or other legal requirement in the location of the Project, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

Signed and sealed this 10TH day of MARCH, 2015.

D.E. MARTIN ROOFING CO., INC.

[Redacted Signature]
(Principal)

(Seal)

RONALD G. MARTIN, PRESIDENT

(Title)

CONTRACTORS BONDING AND INSURANCE COMPANY

[Redacted Signature]
(Surety)

CARRIE WHEELER, ATTORNEY-IN-FACT

(Title)





9025 N. Lindbergh Dr. | Peoria, IL 61615
Phone: (800)645-2402 | Fax: (309)689-2036

POWER OF ATTORNEY

RLI Insurance Company

Contractors Bonding and Insurance Company

Know All Men by These Presents:

That this Power of Attorney is not valid or in effect unless attached to the bond which it authorizes executed, but may be detached by the approving officer if desired.

That this Power of Attorney may be effective and given to either or both of **RLI Insurance Company** and **Contractors Bonding and Insurance Company**, required for the applicable bond.

That **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, each Illinois corporations (as applicable), each authorized and licensed to do business in all states and the District of Columbia do hereby make, constitute and appoint:

Roger B. Tedrick, Bradley K. Williams, Greg Richey, Carrie Wheeler, Chad Brandon, jointly or severally

in the City of Mount Vernon, State of Illinois, as Attorney in Fact, with full power and authority hereby conferred upon him/her to sign, execute, acknowledge and deliver for and on its behalf as Surety, in general, any and all bonds, undertakings, and recognizances in an amount not to exceed Ten Million Dollars (\$10,000,000.00) for any single obligation.

The acknowledgment and execution of such bond by the said Attorney in Fact shall be as binding upon this Company as if such bond had been executed and acknowledged by the regularly elected officers of this Company.

RLI Insurance Company and **Contractors Bonding and Insurance Company**, as applicable, have each further certified that the following is a true and exact copy of the Resolution adopted by the Board of Directors of each such corporation, and now in force, to-wit:

"All bonds, policies, undertakings, Powers of Attorney or other obligations of the Corporation shall be executed in the corporate name of the Corporation by the President, Secretary, any Assistant Secretary, Treasurer, or any Vice President, or by such other officers as the Board of Directors may authorize. The President, any Vice President, Secretary, any Assistant Secretary, or the Treasurer may appoint Attorneys in Fact or Agents who shall have authority to issue bonds, policies, undertakings in the name of the Corporation. The corporate seal is not necessary for the validity of any bonds, policies, undertakings, Powers of Attorney or other obligations of the Corporation. The signature of any such officer and the corporate seal may be printed by facsimile or other electronic image."

IN WITNESS WHEREOF, **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, as applicable, have caused these presents to be executed by its respective Vice President with its corporate seal affixed this 28th day of January, 2015.

State of Illinois
County of Peoria

} SS



RLI Insurance Company
Contractors Bonding and Insurance Company

Roy C. Die

Vice President

On this 28th day of January, 2015, before me, a Notary Public, personally appeared Roy C. Die, who being by me duly sworn, acknowledged that he signed the above Power of Attorney as the aforesaid officer of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company**, and acknowledged said instrument to be the voluntary act and deed of said corporation.

Jacqueline M. Bockler

Notary Public



CERTIFICATE

I, the undersigned officer of **RLI Insurance Company**, and/or **Contractors Bonding and Insurance Company**, each Illinois corporations, do hereby certify that the attached Power of Attorney is in full force and effect and is irrevocable; and furthermore, that the Resolution of the Company as set forth in the Power of Attorney, is now in force. In testimony whereof, I have hereunto set my hand and the seal of the **RLI Insurance Company** and/or **Contractors Bonding and Insurance Company** this 10th day of March, 2015.

RLI Insurance Company
Contractors Bonding and Insurance Company

Roy C. Die

Vice President



BID FORM

2015 Roof Replacements Gateway Center

Contractor: Kehrer Brothers Construction Inc.

We the undersigned, propose to furnish all materials, labor and supplies to perform all work necessary for the 2015 Roof Replacements for the Gateway Center, as outlined in the specifications and drawings, and including any addenda issued; No. 1, No. 2, No. _____. Substantial completion will be complete within 45 days of Notice of Award.

BASE BID SCOPE OF WORK

Remove existing EPDM membrane, insulation fasteners and plates. Leave in place existing 2 1/2" insulation. Review existing insulation. Replace any damaged, wet or crushed material after notifying Owner's representative of areas involved per the unit price in the proposal. Ensure all existing insulation is tight. Fill in gaps with spray in place foam. Provide new 1/2" High Density Cover-board mechanically attached per manufacturer's requirements that will exceed the International Building Code (ASCE-7) or ANSI/SPRI WD-1. Furnish and fully adhere in bonding cement a new 60 mil reinforced EPDM membrane over the new cover-board and provide a 15-year warranty.

<u>Section 3 & 4</u>	\$
TOTAL	\$ <u>82,300.⁰⁰</u>

ALTERNATE #1 SCOPE OF WORK

Same as base bid except to furnish and fully adhere a new 75 mil reinforced EPDM membrane with a 20-year warranty. Provide cost adder ONLY.

<u>Section 3 & 4</u>	(ADD)	\$ <u>9,900.⁰⁰</u>
---------------------------------------	-------	-------------------------------

ALTERNATE #2

Provide additional cost or credit to recycle the existing EPDM membrane for Sections 3 and 4.

<u>Section 3 & 4</u>	(ADD or DEDUCT)	\$ <u>0.00</u>
---------------------------------------	-----------------	----------------

UNIT PRICES

1.	Remove and replace existing deteriorated metal decking with new metal decking.	per sq ft	\$ <u>15.75</u>
2.	Overlay exiting deteriorated metal decking with new metal decking to match existing decking.	per sq ft	\$ <u>10.⁰⁰</u>
3.	Remove existing damaged, wet or crushed insulation and install new polyisocyanurate insulation (1 layer) to match existing insulation height.	per sq ft	\$ <u>2.⁰⁰</u>
4.	Install .5" CDX plywood sheathing on parapet walls.	per sq ft	\$ <u>1.75</u>
5.	Remove existing crickets and replace with new polyisocyanurate insulation crickets.	per sq ft	\$ <u>2.50</u>
6.	Furnish and install new retrofit drain to existing roof drains (Hercules RetroDrain by OMG or approved equal, with case aluminum dome.	each	\$ <u>250.⁰⁰</u>
7.	Remove and replace deteriorated wood blocking with new KDAT wood blocking.	per bd ft	\$ <u>1.25</u>



BID FORM

2015 Roof Replacements Gateway Center

8. For time and material work which may be directed by the Owner, provide qualified workmen and materials at the following unit prices (Base your rates on a full 8-hour, regular time day including all transportation, equipment and supplies, and all salary, wage benefits, costs, overhead and profit.	Supervisor per Hr	\$ 95. ⁰⁰
	Roofer per Hr	\$ 85. ⁰⁰
	Sheet Metal per Hr	\$ 85. ⁰⁰
	Material cost + mark up	\$ 15. ⁰⁰
	The owner reserves the right to award the contract in total of section 3 and 4, or section 3 only, or section 4 only.	

Check box to confirm Contractor meets these requirements:

- ☒ Contractor has a written safety program that has been implemented for at least twelve (12) months (Provide upon request by Owner).
- ☒ Contractor has a full time person responsible for safety with a minimum of thirty (30) hours of OSHA construction safety training.
- ☒ Contractor has an Experience Modification Rate of 1.0 or less and an incident rate less than the U.S. Department of Labor average.
- ☒ Contractor has insurance company's A.M. Best rating of A-V1 or better (Provide upon request by Owner).
- ☒ Contractor has retained earnings of \$500,000.00 or more
- ☒ Contractor has a minimum of five (5) years' experience with roofing manufacturer and at least fifty (50) installations similar to project specified in addition to having key personnel on site while job is progress that has attended a quality control seminar by the manufacturer within the last twelve (12) months.

Contractor: Kehrer Brothers Construction Inc. By: [Redacted Signature]
(Must be authorized Principal of Company)

Date: 3-10-15 Title: President

Printed Name: Dawn Kehrer

Email: dawn@kehrerco.com

Mailing Address: 7100 Albers Road
Albers, IL 62215

BID BOND

KNOW ALL MEN BY THESE PRESENTS:

That we,

Kehrer Brothers Construction, Inc.

as Principal, (hereinafter called the "Principal"), and Fidelity & Deposit Co. of Maryland

_____, a corporation duly organized under the laws of the State of Maryland, as Surety, (hereinafter called the "Surety"), are held and firmly bound unto The Collinsville Metropolitan Exposition Auditorium and Office Building Authority

as Obligee, (hereinafter called the "Obligee"), in the sum of **FOUR PERCENT OF ATTACHED BID**

Dollars (\$ 4% bid price _____), for the payment of which sum well and truly to be made, the said Principal and the said Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has submitted a bid for

Gateway Center 2015 Roof Replacement

NOW, THEREFORE, if the Obligee shall accept the bid of the Principal and the Principal shall enter into a contract with the Obligee in accordance with the terms of such bid and give such bond or bonds as may be specified in the bidding or contract documents with good and sufficient surety for the faithful performance of such contract and for the prompt payment of labor and material furnished in the prosecution thereof, or in the event of the failure of the Principal to enter into such contract and give such bond or bonds, if the Principal shall pay to the Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which the Obligee may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

Signed and sealed this tenth day of March A.D., 2015

Pam Richter

Witness

Kehrer Brothers Construction, Inc.

Dawn Kehrer, President

(SEAL)

Fidelity & Deposit Co. of Maryland

By

Mark S. Baumgartner

Attorney-in-Fact

Printed in cooperation with the American Institute of Architects (AIA) by Fidelity & Deposit Co. of Maryland
Fidelity & Deposit Co. of Maryland vouches that the language in the document conforms to the AIA Contract Documents.

vouches that the language in the document conforms exactly to the language

used in AIA Document A-310, February 1970 Edition
 BID70000ZZ0701f

STATE OF ILLINOIS
COUNTY OF ST. CLAIR

On this 10th day of March, in the year 2015, before me appeared

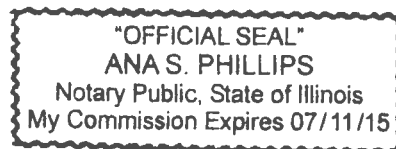
Mark S. Baumgartner

to me personally known, who being by me duly sworn did say that he is Attorney-in-Fact of the FIDELITY AND DEPOSIT COMPANY OF MARYLAND, a corporation organized under the laws of the State of Maryland, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation, and that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors and the said Attorney-in-Fact acknowledged said instrument to be the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and notarial seal, the day and year first above written.

My term expires: 07/11/2015


Notary Public



**ZURICH AMERICAN INSURANCE COMPANY
COLONIAL AMERICAN CASUALTY AND SURETY COMPANY
FIDELITY AND DEPOSIT COMPANY OF MARYLAND
POWER OF ATTORNEY**

KNOW ALL MEN BY THESE PRESENTS: That the ZURICH AMERICAN INSURANCE COMPANY, a corporation of the State of New York, the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY, a corporation of the State of Maryland, and the FIDELITY AND DEPOSIT COMPANY OF MARYLAND a corporation of the State of Maryland (herein collectively called the "Companies"), by **GERALD F. HALEY, Vice President**, in pursuance of authority granted by Article V, Section 8, of the By-Laws of said Companies, which are set forth on the reverse side hereof and are hereby certified to be in full force and effect on the date hereof, do hereby nominate, constitute, and appoint **Terry E. HOEFLE, Mark S. BAUMGARTNER, Andrew G. ALLEN and Matthew E. HOEFLE, all of Belleville, Illinois**, EACH its true and lawful agent and Attorney-in-Fact, to make, execute, seal and deliver, for, and on its behalf as surety, and as its act and deed: **any and all bonds and undertakings**, and the execution of such bonds or undertakings in pursuance of these presents, shall be as binding upon said Companies, as fully and amply, to all intents and purposes, as if they had been duly executed and acknowledged by the regularly elected officers of the ZURICH AMERICAN INSURANCE COMPANY at its office in New York, New York., the regularly elected officers of the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY at its office in Owings Mills, Maryland., and the regularly elected officers of the FIDELITY AND DEPOSIT COMPANY OF MARYLAND at its office in Owings Mills, Maryland., in their own proper persons.

The said Vice President does hereby certify that the extract set forth on the reverse side hereof is a true copy of Article V, Section 8, of the By-Laws of said Companies, and is now in force.

IN WITNESS WHEREOF, the said Vice-President has hereunto subscribed his/her names and affixed the Corporate Seals of the said ZURICH AMERICAN INSURANCE COMPANY, COLONIAL AMERICAN CASUALTY AND SURETY COMPANY, and FIDELITY AND DEPOSIT COMPANY OF MARYLAND, this 22nd day of January, A.D. 2015.

ATTEST:

**ZURICH AMERICAN INSURANCE COMPANY
COLONIAL AMERICAN CASUALTY AND SURETY COMPANY
FIDELITY AND DEPOSIT COMPANY OF MARYLAND**



By: _____

*Secretary
Michael McKibben*

*Vice President
Gerald F. Haley*

State of Maryland
County of Baltimore

On this 22nd day of January, A.D. 2015, before the subscriber, a Notary Public of the State of Maryland, duly commissioned and qualified, **GERALD F. HALEY, Vice President, and MICHAEL MCKIBBEN, Secretary**, of the Companies, to me personally known to be the individuals and officers described in and who executed the preceding instrument, and acknowledged the execution of same, and being by me duly sworn, depose and saith, that he/she is the said officer of the Company aforesaid, and that the seals affixed to the preceding instrument are the Corporate Seals of said Companies, and that the said Corporate Seals and the signature as such officer were duly affixed and subscribed to the said instrument by the authority and direction of the said Corporations.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year first above written.



Constance A. Dunn, Notary Public
My Commission Expires: July 14, 2015





BID FORM

2015 Roof Replacements Gateway Center

Contractor: GEISSLER ROOFING CO., INC.

We the undersigned, propose to furnish all materials, labor and supplies to perform all work necessary for the 2015 Roof Replacements for the Gateway Center, as outlined in the specifications and drawings, and including any addenda issued; No. 1, No. 2, No. _____. Substantial completion will be complete within _____ days of Notice of Award.

BASE BID SCOPE OF WORK

Remove existing EPDM membrane, insulation fasteners and plates. Leave in place existing 2 ½" insulation. Review existing insulation. Replace any damaged, wet or crushed material after notifying Owner's representative of areas involved per the unit price in the proposal. Ensure all existing insulation is tight. Fill in gaps with spray in place foam. Provide new ½" High Density Cover-board mechanically attached per manufacturer's requirements that will exceed the International Building Code (ASCE-7) or ANSI/SPRI WD-1. Furnish and fully adhere in bonding cement a new 60 mil reinforced EPDM membrane over the new cover-board and provide a 15-year warranty.

<u>Section 3 & 4</u>	\$ 93,657.00
TOTAL	\$ 93,657.00

ALTERNATE #1 SCOPE OF WORK

Same as base bid except to furnish and fully adhere a new 75 mil reinforced EPDM membrane with a 20-year warranty. Provide cost adder ONLY.

<u>Section 3 & 4</u>	(ADD) \$ 6,400.00
---------------------------------------	-------------------

ALTERNATE #2

Provide additional cost or credit to recycle the existing EPDM membrane for Sections 3 and 4.

<u>Section 3 & 4</u>	(ADD or DEDUCT) \$0.00 no change
---------------------------------------	----------------------------------

UNIT PRICES

- | | | |
|--|-----------|-----------|
| 1. Remove and replace existing deteriorated metal decking with new metal decking. | per sq ft | \$8.00 |
| 2. Overlay exiting deteriorated metal decking with new metal decking to match existing decking. | per sq ft | \$4.00 |
| 3. Remove existing damaged, wet or crushed insulation and install new polyisocyanurate insulation (1 layer) to match existing insulation height. | per sq ft | \$ 3.00 |
| 4. Install .5" CDX plywood sheathing on parapet walls. | per sq ft | \$ 3.00 |
| 5. Remove existing crickets and replace with new polyisocyanurate insulation crickets. | per sq ft | \$ 2.50 |
| 6. Furnish and install new retrofit drain to existing roof drains (Hercules RetroDrain by OMG or approved equal, with case aluminum dome. | each | \$ 450.00 |
| 7. Remove and replace deteriorated wood blocking with new KDAT wood blocking. | per bd ft | \$ 5.00 |

**BID FORM****2015 Roof Replacements**
Gateway Center

8. For time and material work which may be directed by the Owner, provide qualified workmen and materials at the following unit prices (Base your rates on a full 8-hour, regular time day including all transportation, equipment and supplies, and all salary, wage benefits, costs, overhead and profit.	Supervisor per Hr	\$ 95.00
	Roofer per Hr	\$ 95.00
	Sheet Metal per Hr	\$ 95.00
	Material cost + mark up	\$ MATERIAL + 10%
	The owner reserves the right to award the contract in total of section 3 and 4, or section 3 only, or section 4 only.	

Check box to confirm Contractor meets these requirements:

- ☒ Contractor has a written safety program that has been implemented for at least twelve (12) months (Provide upon request by Owner).
- ☒ Contractor has a full time person responsible for safety with a minimum of thirty (30) hours of OSHA construction safety training.
- ☒ Contractor has an Experience Modification Rate of 1.0 or less and an incident rate less than the U.S. Department of Labor average.
- ☒ Contractor has insurance company's A.M. Best rating of A-V1 or better (Provide upon request by Owner).
- ☒ Contractor has retained earnings of \$500,000.00 or more
- ☒ Contractor has a minimum of five (5) years' experience with roofing manufacturer and at least fifty (50) installations similar to project specified in addition to having key personnel on site while job is progress that has attended a quality control seminar by the manufacturer within the last twelve (12) months.

Contractor: GEISSLER ROOFING CO., INC By: [REDACTED]
(Must be authorized Principal of Company)

Date: 3-10-2015 Title: PRESIDENT

Printed Name: DAVID OWEN

Email: MSTANTON@geisslerroofing.com

Mailing Address: 612 SOUTH 3RD STREET
BELLEVILLE, IL 62220



Document A310™ – 2010

Conforms with The American Institute of Architects AIA Document 310

Bid Bond

CONTRACTOR:

(Name, legal status and address)
Geissler Roofing Company, Inc.
612 S. Third Street
Belleville, IL 62220

SURETY:

(Name, legal status and principal place of business)
The Ohio Casualty Insurance Company
62 Maple Avenue
Keene, NH 03431

OWNER:

(Name, legal status and address)
The Collinsville Metropolitan Exposition
Auditorium and Office Building Authority
One Gateway Drive
Collinsville, IL 62234

Mailing Address for Notices

The Ohio Casualty Insurance Company
Attention: Surety Claims Department
1001 4th Avenue, Suite 1700
Seattle, WA 98154

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

Any singular reference to Contractor, Surety, Owner or other party shall be considered plural where applicable.

BOND AMOUNT: 4% of bid amount (four percent of amount bid)

PROJECT:

(Name, location or address, and Project number, if any)
Roof Replacement of Sections 3 and 4
Collinsville, IL

The Contractor and Surety are bound to the Owner in the amount set forth above, for the payment of which the Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, as provided herein. The conditions of this Bond are such that if the Owner accepts the bid of the Contractor within the time specified in the bid documents, or within such time period as may be agreed to by the Owner and Contractor, and the Contractor either (1) enters into a contract with the Owner in accordance with the terms of such bid, and gives such bond or bonds as may be specified in the bidding or Contract Documents, with a surety admitted in the jurisdiction of the Project and otherwise acceptable to the Owner, for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or (2) pays to the Owner the difference, not to exceed the amount of this Bond, between the amount specified in said bid and such larger amount for which the Owner may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect. The Surety hereby waives any notice of an agreement between the Owner and Contractor to extend the time in which the Owner may accept the bid. Waiver of notice by the Surety shall not apply to any extension exceeding sixty (60) days in the aggregate beyond the time for acceptance of bids specified in the bid documents, and the Owner and Contractor shall obtain the Surety's consent for an extension beyond sixty (60) days.

If this Bond is issued in connection with a subcontractor's bid to a Contractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

When this Bond has been furnished to comply with a statutory or other legal requirement in the location of the Project, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

Signed and sealed this 5th day of March, 2015.

[Redacted Signature]

(Witness)

[Redacted Signature]

(Witness)

Geissler Roofing Company, Inc.

(Principal)

(Seal)

[Redacted Seal]

(Title) David Owen
President

The Ohio Casualty Insurance Company

(S)

[Redacted Signature]

(Title) Donald W. Anthony, Jr.
Attorney-in-Fact

POWER OF ATTORNEY
The Ohio Casualty Insurance Company

Bond Number: _____

Principal: Geissler Roofing Company, Inc.

Agency Name: THE CORNERSTONE INS GROUP LLC

Obligee: _____

Agent Code: 240220

Know All Men by These Presents: That The Ohio Casualty Insurance Company, pursuant to the authority granted by Article IV, Section 12 of the Code of Regulations and By-Laws of The Ohio Casualty Insurance Company, do hereby nominate, constitute and appoint: J. Cody Wilson, Donald W. Anthon Jr. of ST LOUIS, Missouri its true and lawful agent(s) and attorney(ies)-in-fact, to make, execute, seal and deliver for and on its behalf as surety, and as its act and deed any and all BONDS, UNDERTAKINGS, and RECOGNIZANCES, excluding, however, any bond(s) or undertaking(s) guaranteeing the payment of notes and interest thereon.

And the execution of such bonds or undertakings in pursuance of these presents, shall be as binding upon said Company, as fully and amply, to all intents and purposes, as if they had been duly executed and acknowledged by the regularly elected officers of said Company at their administrative offices in Keene, New Hampshire, in their own proper persons. The authority granted hereunder supersedes any previous authority heretofore granted the above named attorney(ies)-in-fact.

In WITNESS WHEREOF, the undersigned officer of the said The Ohio Casualty Insurance Company has hereunto subscribed his name and affixed the Corporate Seal of said Company this 18th day of November, 2013.



David M. Carey, Assistant Secretary

STATE OF PENNSYLVANIA
COUNTY OF MONTGOMERY

On this 18th day of November, 2013 before the subscriber, a Notary Public of the State of Pennsylvania, in and for the County of Montgomery, duly commissioned and qualified, came David M. Carey, Assistant Secretary of The Ohio Casualty Insurance Company, to me personally known to be the individual and officer described in, and who executed the preceding instrument, and he acknowledged the execution of the same, and being by me duly sworn deposes and says that he is the officer of the Company aforesaid, and that the seal affixed to the preceding instrument is the Corporate Seal of said Company, and the said Corporate Seal and his signature as officer were duly affixed and subscribed to the said instrument by the authority and direction of the said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my Official Seal at the City of Plymouth Meeting, State of Pennsylvania, the day and year first above written.



COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Teresa Pastella, Notary Public
Plymouth Twp., Montgomery County
My Commission Expires March 28, 2017
Member, Pennsylvania Association of Notaries

Notary Public in and for County of Montgomery, State of Pennsylvania
My Commission expires March 28, 2017

This power of attorney is granted under and by authority of Article IV, Section 12 of the By-Laws of The Ohio Casualty Insurance Company, extracts from which read:

ARTICLE IV - Officers: Section 12. Power of Attorney.

Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bond, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary.

Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

This certificate and the above power of attorney may be signed by facsimile or mechanically reproduced signatures under and by authority of the following vote of the board of directors of The Ohio Casualty Insurance Company effective on the 15th day of February, 2011:

VOTED that the facsimile or mechanically reproduced signature of any assistant secretary of the company, wherever appearing upon a certified copy of any power of attorney issued by the company in connection with surety bonds, shall be valid and binding upon the company with the same force and effect as though manually affixed.

CERTIFICATE

I, the undersigned Assistant Secretary of The Ohio Casualty Insurance Company, do hereby certify that the foregoing power of attorney, the referenced By-Laws of the Company and the above resolution of their Board of Directors are true and correct copies and are in full force and effect on this date.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Company this 5th day of March, 2015.



Gregory W. Davenport, Assistant Secretary

CONTRACTORS WAGE CERTIFICATION FORM

I, David A. Bath of C+K Heating and Cooling, Inc.
Officer, Owner, Authorized Rep. Company Name

do hereby certify that the C+K Heating and Cooling, Inc.
Company Name

1116 Galaxy Drive
Street
Lebanon, IL 62254-2725
City

and all of its subcontractors will pay all workers on the

Gateway Center RTU replacement, Phase 4
Project Name
One Gateway Drive Collinsville, IL 62234
Street and City

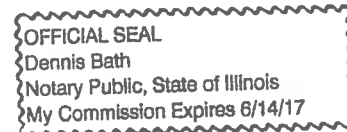
the wages as listed in the schedule of prevailing rates required for such project (a copy of which can be found at <http://www.state.il.us/agency/idol/rates/Rates.htm>).



Signed

State of Illinois)
County of Madison) SS

VERIFICATION



Subscribed and Sworn to before me, a Notary Public this 6TH day of March, 2015



Notary Public

My commission expires: 6/14/2017

CONTRACTORS WAGE CERTIFICATION FORM

I, Ronald G. Martin, President of D.E. Martin Roofing Co., Inc.
Officer, Owner, Authorized Rep. Company Name

do hereby certify that the D.E. Martin Roofing Co., Inc.
Company Name
405 N. Madison PO Box 105
Street
Lebanon, IL 62254
City

and all of its subcontractors will pay all workers on the

Gateway Center Roof Replacement

Project Name

One Gateway Drive Collinsville, IL 62234

Street and City

the wages as listed in the schedule of prevailing rates required for such project (a copy of which can be found at <http://www.state.il.us/agency/idol/rates/Rates.htm>).

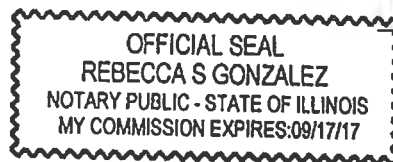
[Redacted Signature]

Signed

VERIFICATION

State of Illinois)
) SS
County of Madison)

Subscribed and Sworn to before me, a Notary Public this 12th day of March, 2015.



[Redacted Signature] Notary Public

My commission expires: 09/17/2017

Request for Taxpayer Identification Number and Certification

Give Form to the
requester. Do not
send to the IRS.

Print or type See Specific Instructions on page 2.	Name (as shown on your income tax return) Collinsville Metropolitan Exposition Auditorium and Office Building Authority	
	Business name/disregarded entity name, if different from above Gateway Center	
	Check appropriate box for federal tax classification: <input type="checkbox"/> Individual/sole proprietor <input type="checkbox"/> C Corporation <input type="checkbox"/> S Corporation <input type="checkbox"/> Partnership <input type="checkbox"/> Trust/estate <input type="checkbox"/> Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=partnership) ▶ _____ <input checked="" type="checkbox"/> Other (see instructions) ▶ Municipality	
	Exemptions (see instructions): Exempt payee code (if any) _____ Exemption from FATCA reporting code (if any) _____	
	Address (number, street, and apt. or suite no.) 1 Gateway Drive City, state, and ZIP code Collinsville, IL 62234 List account number(s) here (optional)	
Requester's name and address (optional)		

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on the "Name" line to avoid backup withholding. For individuals, this is your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the Part I instructions on page 3. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN* on page 3.

Note. If the account is in more than one name, see the chart on page 4 for guidelines on whose number to enter.

Social security number	
<div></div>	<div></div>

Employer identification number
<div></div>

Part II Certification

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me), and
- I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding, and
- I am a U.S. citizen or other U.S. person (defined below), and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions on page 3.

Sign Here	Signature of U.S. person ▶ Director of Finance	Date ▶ 12/4/14
-----------	---	-----------------------

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. The IRS has created a page on IRS.gov for information about Form W-9, at www.irs.gov/w9. Information about any future developments affecting Form W-9 (such as legislation enacted after we release it) will be posted on that page.

Purpose of Form

A person who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) to report, for example, income paid to you, payments made to you in settlement of payment card and third party network transactions, real estate transactions, mortgage interest you paid, acquisition or abandonment of secured property, cancellation of debt, or contributions you made to an IRA.

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN to the person requesting it (the requester) and, when applicable, to:

- Certify that the TIN you are giving is correct (or you are waiting for a number to be issued),
- Certify that you are not subject to backup withholding, or
- Claim exemption from backup withholding if you are a U.S. exempt payee. If applicable, you are also certifying that as a U.S. person, your allocable share of any partnership income from a U.S. trade or business is not subject to the

withholding tax on foreign partners' share of effectively connected income, and

- Certify that FATCA code(s) entered on this form (if any) indicating that you are exempt from the FATCA reporting, is correct.

Note. If you are a U.S. person and a requester gives you a form other than Form W-9 to request your TIN, you must use the requester's form if it is substantially similar to this Form W-9.

Definition of a U.S. person. For federal tax purposes, you are considered a U.S. person if you are:

- An individual who is a U.S. citizen or U.S. resident alien,
- A partnership, corporation, company, or association created or organized in the United States or under the laws of the United States,
- An estate (other than a foreign estate), or
- A domestic trust (as defined in Regulations section 301.7701-7).

Special rules for partnerships. Partnerships that conduct a trade or business in the United States are generally required to pay a withholding tax under section 1446 on any foreign partners' share of effectively connected taxable income from such business. Further, in certain cases where a Form W-9 has not been received, the rules under section 1446 require a partnership to presume that a partner is a foreign person, and pay the section 1446 withholding tax. Therefore, if you are a U.S. person that is a partner in a partnership conducting a trade or business in the United States, provide Form W-9 to the partnership to establish your U.S. status and avoid section 1446 withholding on your share of partnership income.