

NC STATE SURPLUS PROPERTY AGENCY BID CONTRACT

Director: Mickey Sauls State Surplus Property Officer: Robert A. Riddle

Bid # D13161

Bid Opening: 03/16/2011

@ 1:00PM

Location: UNC-Greensboro

Demolition/Severance of the Property at 1410 W. Lee St., Greensboro, NC

Bids will be publicly opened at the NC State Surplus Property Agency (SSPA) at the time and date specified.

By signature, I certify that all bidder information is accurate and I agree to the Instructions, and Terms and Conditions of the Sale, along with the Payment Terms as stated in this Bid Document. I have made myself familiar with the items I am placing a bid for, and I waive any claims against The State of North Carolina, State Surplus Property Agency, and UNC-G, based upon any defects in the property I am placing a bid for. I agree to submit payment for all items I am awarded and that it is my responsibility to meet all deadlines for payment and or removal of said property.

INSTRUCTIONS TO BIDDERS:

- Type or clearly print all information on this Invitation for Bid.
- A Signature and Date must appear on the Invitation for Bid to be considered valid.
- Bids must be received at the (SSPA) Office prior to 1:00 PM on Bid Closing Date of 3/16/2011.
- Submit Bids in a Sealed Envelope with the Bid Number on the Outside of the Envelope.
- Bids Must be Delivered by Mail or In Person to the NC State Surplus Agency Office.
- All Pages of this Bid Document Must Be Returned.

USPS Mailing Address for Bids

State Surplus Property
1310 Mail Service Center
Raleigh, NC 27699-1310

UPS/Fed Ex Address for Delivery of Bids:

State Surplus Property
6501 Chapel Hill Road
Raleigh, NC 27607

Phone Number: (919) 854-2160

Agency Website: www.ncstatesurplus.com

INDIVIDUAL and (if applicable) COMPANY NAME	
STREET ADDRESS:	
CITY & STATE & ZIP:	
TYPE OR PRINT NAME & TITLE OF PERSON SIGNING:	TELEPHONE NUMBER:

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PROPERTY OFFERED FOR SALE:

RE: Demolition/Severance of the Property, located at 1410 W. Lee Street, Greensboro NC, for UNCG.

Note: Bidders are required to submit bid amount as a minus (state pays).

Bid Amount: \$ _____ - Minus Bid

AUTHORIZED SIGNATURE: And TITLE:	DATE
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Property consists +/- 2.5 acres of land with 1 commercial building, and 1 business identification sign:

Building is brick with a partial flat roof and partial arched “bow” wood framed roof-approx. 14,000 S.F. With landscape materials and low landscape retaining walls.

Business identification Sign is steel frame, approximately 30’ high.

Project Specifications:

Successful bidder will be responsible for demolition removal of all existing structures and structural debris including floorings, foundations, concrete slabs etc. Design Drawings for demolition work will be distributed to all contractors at the mandatory pre-bid meeting.

All underground utilities shall be removed to the property lines and capped. Leave perimeter chain link fencing unless noted otherwise on demolition design drawings. Clean brush, trash, leaves, etc., away from fences and leave as clean as possible. Fill, compact and finish grade remaining building foot print area per demolition design drawings to provide adequate natural drainage, and to prevent any ponding of water. Provide erosion control measures as required by local authorities and as indicated on the demolition plans.

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All materials to be removed will belong to the demolition contractor.

General Specifications:

Work hours shall be Monday-Friday, 8:00 am to 5:00 pm, unless authorized by the University's Construction Project Manager, John W. Pope (336-334-5269). All debris must be disposed of in accordance with municipal, state and federal guidelines. A safety barricade around the job site is required at all times. Property boundaries shall be identified by UNCG during mandatory site visit. The Contractor shall not enter or disturb adjacent private properties. The successful bidder is responsible for all permits and landfill fees. Flagman and other traffic control measures will be the responsibility of the contractor if required.

Asbestos abatement project was recently completed by the University. A copy of the Industrial Hygiene Report will be provided at the Mandatory Site Visit. The Industrial Hygiene report was performed by Trinity Environmental, LLC, Jim Buchanan, NC Air Accred. Air Monitor 80044.

Notifications of all demolitions must be submitted by the contractor to the Asbestos Hazard Management Branch of NCDENR, ten (10) working days prior to demolition or removal. Notification is required even if the structure does not contain asbestos. It is the contractor's responsibility to provide the ten (10) days notification.

NOTE: All interested parties will meet at the 121 McIver Street, Greensboro, NC, location for the first mandatory site, then everyone will drive to the 1410 W. Lee Street location, for the 2nd mandatory site visit.

A mandatory site visit will be held at 1410 W. Lee Street, Greensboro, NC on Thursday, March 3, 2011, at 3:30 pm. For directions please contact the UNCG Project Manager named below.

For additional information contact:
John W. Pope - Project Manager
Facilities Design and Construction
Gray Home Management House
105 Gray Drive
Greensboro, N.C. 27403
Office: 336-334-5269
E-Mail: jwpope@uncg.edu

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The successful bidder is required to submit a performance bond in the amount of \$500.00. The bond is to be in the form of a certified or cashiers check made payable to State Surplus Property. Upon completion of contract, the bond will be returned. A Certificate of Insurance showing adequate coverage is also required. The structures shall be severed from the site and the site prepared in strict accordance with specifications described herein. The project shall be completed within thirty (30) days after date of NCDENR notification.

Bidders must provide names, addresses and telephone numbers for three references for similar type work.

References: 1. _____

2. _____

3. _____

See: John W. Pope [PROJECT MANAGER] Facilities Design and Construction, Greensboro, N.C. at Phone # 336-334-5269.

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STANDARD TERMS AND CONDITIONS and INSTRUCTIONS TO BIDDERS:

1. **Read, review and comply:** It shall be the bidder's responsibility to read this entire document, review all enclosures and attachments, and comply with all requirements specified herein.
2. **Notice to bidders:** All bids are subject to the provisions in the Instructions to Bidders, Special Terms and Conditions specific to this Invitation for Bid, and the North Carolina General Contract Terms and Conditions.
3. **Bid modifications:** Modifications to this INVITATION FOR BID are not permitted by the bidder. The bidder is cautioned that the requirements of this bid cannot be altered and **verbal communications from whatever source are of no effect.**
4. **Consideration of bid:** All Bids must be received at State Surplus Property by 1:00 PM on the Bid Opening Date, for the bid to be considered valid, and must be **Delivered Via Mail or Hand Delivered** to State Surplus Property Agency, at above noted physical address.
5. **Acceptance of bid:** State Surplus Property Agency reserves the right to reject any and all bids and consider the bid invalid.
6. **Time for consideration:** Unless otherwise indicated on the first page of this document, bidder's offer shall be valid for 15 days from the date of bid opening
7. **Bidding guidelines**
 - **The Purchaser agrees to operate within all applicable Federal, State, and Local Laws.**
 - The Purchaser agrees to indemnify and hold harmless the Seller, its employees and agents against all personal injury or property damage that may arise from negligence or omission of the Purchaser or its employees and agents in the use of this property.
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PRE- BID INSPECTION:

Bidders are invited to and should inspect property of interest prior to submitting bids. Reasonable opportunity will be afforded for inspection up to bid opening time, but the state will not furnish labor or materials for such purposes. The successful bidder is to assume all liability for the property after an award is made. **The State will exercise its usual care for protection up to the time of removal, but will not be held responsible for any loss or damage to the property after an award.**

BASIS OF AWARD

This bid will be awarded on the basis of lowest price offered and the states determination of the purchaser's ability to meet the aforementioned requirements. The state reserves the right to reject any and all bids.

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ADDITIONAL INFORMATION TO BE SUBMITTED WITH THE BID

- The requirements listed on page 2

For Questions regarding this property contact John W. Pope at 336-334-5269

For Questions regarding the bidding process contact Karen Routh at 919-854-2240