

Savannah Park

Request for Bids (Construction Bids)

August 9, 2017

Property Address: Greenway Road (formerly Gay Road) in the Savannah Community, Jackson County

Property PINs: 7528-28-9609, 7528-38-0817, 7528-28-7556

Project Information:

Project Access

Access to the property is located off of Greenway Road which is accessible via Betty's Creek Road from US 23/74 approximately 7 miles south of Dillsboro. Latitude: 35°17'32.29"N/Longitude: 83°16'51.62"W

Existing Conditions

The 2.10 acre site includes rolling to flat topography (5-8% average slopes) with the majority of the site as open space (primarily grasses and herbaceous vegetation cover). There is a boundary survey but only LIDAR topography is referenced (not surveyed). Savannah Creek runs along the southeast and southern property boundary and includes a wooded riparian buffer. There is an existing berm/levee built up along the creek for approximately 180' at a typical height of 5' (shown on plan). There is an unnamed tributary that runs along the southwestern property boundary that is outside of the project extent.

Existing Utilities & Restrictions

There is a 30' supply line easement on the electric lines on the property and a general overhead utility easement on the electric and telephone lines assumed at 20'. There is an existing septic field with easement for a total of 16,555 square feet. There is a 100-yr floodplain on the property along Savannah Creek for a total of 1.09 acres within the property boundary.

Proposed Utilities

The existing telephone pole is to be relocated as part of this project (as shown on plans, however exact location to be determined by Verizon). The Contractor and the Owner will coordinate relocation as part of this project. The project requires a well to be drilled to supply the bathroom building. The building will also electric extension to supply the building with power (with meter). Connection to the existing septic field will be required in addition to a pump as required. All proposed utilities to meet minimum

criteria set by Jackson County. All required permitting (well/septic/electric) to be facilitated and completed by Contractor as part of this project.

Proposed Park Design & Structures

The proposed park includes a picnic shelter, bathroom building, playground, gravel parking area, asphalt walking trails, concrete sidewalk and basic park amenities including fencing, benches, and trash receptacles. There is one proposed creek access point adjacent to a nature trail spur from the parking.

The proposed brick bathroom building to be built according to Owner specifications as provided and meet County requirements. All required permitting (building/911 address) to be facilitated and completed by Contractor as part of this project.

Proposed Playground

The large playground equipment will be installed by licensed playground installers (by others). The spacing and minimum dimensions are to be accounted for as shown on the plans. Smaller custom "nature" play structures are to be constructed based on conceptual sketches as provided (construction method to be determined by Contractor and approved by Landscape Architect/Owner).

Grading & Earthwork

To maintain the proposed bathroom building out of all utility easements and 2' above the BFE, there is proposed fill to raise that section of the park. The FFE of the bathroom building needs to be surveyed and approved by the Floodplain Administrator for floodplain permitting before construction of the building. The existing berm along the creek that is acting as a levee is proposed to be gradually laid back to allow some natural bank overflow in this location (creek is incised in this area). All fill slopes are proposed at 4:1 (3:1 max) and cut slopes at 3:1 (2:1 max).

Erosion Control

Sediment fencing along the entire low perimeter of the project area is to be installed with additional inlet/outlet protection at the yard inlet and pipe outfall. Matting is also proposed at the outfall of the gravel parking to aid in seeding establishment. A native seed mix for wet/floodplain areas is proposed with a combination of shrubs and trees to stabilize the floodplain. Tree protection fencing around the plants within the playground to remain (after construction for 1 year).

Permitting

Coordinating with Jackson County will be the requirement of the contractor and will include pre-construction meetings, communication, and on-site meetings with the necessary city officials and inspectors as required. The Jackson County land development, erosion control and floodplain development permitting has been submitted; however; other permits necessary for this project will be the responsibility of the contractor to obtain, including but not limited to environmental health and building permits.

Bid Deliverables:

Please find the attached Issued for Permitting set of drawings which are anticipated to be the final "For Construction Drawings" at this time. Also included is a take-off spreadsheet of anticipated materials and quantities to aid in the bidding process.

The contractor bidding the project should fill out the unit price and total price to be provided with the response.

Bid Response Requirements:

Please include two to three similar built projects (name, client and description) with references.

The following will be required by the contractor awarded the bid, including:

- Proof of a certificate of insurance for \$2 million (General Liability)
- Proof of a contractor's license
- Proof of a certificate for liability and workers compensation (according to US & NC law).

Project Timeline

Request for Bids Distributed: August 15, 2017

Bid Question Period (digital format to project contact below: ends August 29th, 2017)

Bid Question Responses: September 1st, 2017

Bid Submittal Deadline: September 6th, 2017 by 5:00 p.m. (digital copy to project contact below)

Bid Opening: September 8th, 2017

Project Award: Sept 19th, 2017

Pre-Construction Meeting: *(date TBD upon awarding contract- early October)*

Construction Begins: October 2017

Project Completion: December 2017

Project Contact Information:

Dena Chandler, Landscape Architect



Equinox

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SAVANNAH PARK - ENHANCEMENT COST ESTIMATE

March 30, 2016

ITEM#	A ITEM	B UNIT	B QUANTITY	ESTIMATED UNIT COST	C ESTIMATE	E TOTAL COST
	Site Prep					\$14,500
	Comprehensive Grading & Earthwork	LS	1	\$6,000.00	\$6,000	
	Mobilization (Max 3%)	LS	1	\$3,000.00	\$3,000	
	Utility Pole Relocation	LS	1	\$2,500.00	\$2,500	
	Fine Grading	LS	1	\$3,000.00	\$3,000	
	Park Amenities					\$15,773
	Picnic Tables, powder-coated thermoplastic (Model R8-P)	EA	7	\$787.00	\$5,509	
	ADA Picnic Tables, powder-coated thermoplastic (Model R8H-P)	EA	1	\$754.00	\$754	
	Grill, wheelchair accessible (CC-2436-HC)	EA	1	\$446.00	\$446	
	Grill utility shelf (US-200)	EA	1	\$52.00	\$52	
	Trash Receptacle, 32-gallon, thermoplastic coated (R32TR)	EA	5	\$242.00	\$1,210	
	Trash Receptacle, rigid liner	EA	5	\$31.00	\$155	
	Plastic Dome Top Cover For Trash Receptacle (R32DC)	EA	5	\$98.00	\$490	
	In-ground Post For Mounting Trash Receptacles (RIP)	EA	5	\$47.00	\$235	
	Swing Bench, powder-coated (967-W6)	EA	1	\$1,162.00	\$1,162	
	Bench, powder-coated (965S-V6)	EA	4	\$759.00	\$3,036	
	Small Message Center (MCP-S-SSP)	EA	1	\$399.00	\$399	
	Ultimate Pest Waste System with Sign	EA	1	\$325.00	\$325	
	Amenities installed, per manufacturer specifications	LS	1	\$2,000.00	\$2,000	
	Park Structures					\$78,210
	Picnic Shelter, wood	EA	1	\$18,000.00	\$18,000	
	CXT "Cortez" Flush Toilet Alt Flush Toilet (turn key, installed-water fountain, solar lights)	EA	1	\$40,000.00	\$40,000	
	CXT "Tioga" Vault Toilet (turn key, installed-solar fan and lights)	EA	1	\$40,000.00	\$40,000	
	Septic (Effluent) Pump, 2 HP	EA	1	\$2,200.00	\$2,200	
	Concrete Pads, under structures (1340 sf)	SY	149	\$90.00	\$13,410	
	Electric Hookup with Meter	EA	1	\$1,600.00	\$1,600	
	Well (Drilled, 100' depth), min. cost	LS	1	\$3,000.00	\$3,000	
	Playground					\$25,190
	Play Structure	LS	1	\$18,000.00	\$18,000	
	Swings (4 swings)	LS	1	\$1,800.00	\$1,800	
	Fence, split rail	LF	100	\$18.00	\$1,800	
	Hardwood Mulch	CY	35	\$50.00	\$1,750	
	Timber Edging	LF	260	\$4.00	\$1,040	
	Boulders (for free play, transition area)	TON	4	\$200.00	\$800	
	Hardscape & Misc.					\$65,758
	Walking Loop (6' wide asphalt path; prepared base course with geotextile)	LF	805	\$28.50	\$22,943	
	Gravel Parking (prepared aggregate base course, subbase)	TON	253	\$25.00	\$6,319	
	Concrete Sidewalk (5' wide path)	SY	45	\$90.00	\$4,033	
	Driveway cut (additional)	EA	1	\$200.00	\$200	
	ADA parking spaces (2), concrete pad	SY	46	\$90.00	\$4,140	
	ADA ramp	EA	1	\$800.00	\$800	
	ADA parking signs	EA	2	\$55.00	\$110	
	Stop Sign	EA	1	\$220.00	\$220	
	ADA space Striping	LS	1	\$200.00	\$200	
	Nature Trail (3' wide earth trail, clearing and grubbing, tree pruning)	LF	490	\$2.25	\$1,103	
	Fence removal (along creek)	LS	1	\$200.00	\$200	
	Informal Creek Access (clearing, grubbing, large river rock)	EA	2	\$200.00	\$400	
	Entrance Sign	LS	1	\$1,800.00	\$1,800	
	Fence, split rail	LF	630	\$18.00	\$11,340	
	Park Trees (B&B)	EA	27	\$300.00	\$8,100	
	Entrance Planting Enhancement	LS	1	\$1,800.00	\$1,800	
	Hardwood Mulch	CY	12	\$50.00	\$600	
	Bike Racks, powder coated	EA	3	\$200.00	\$600	
	Wheel stops	EA	17	\$50.00	\$850	
	Erosion Control					\$7,773
	Permanent Seeding - Grass Mix	AC	1.25	\$1,800.00	\$2,250	
	Permanent Seeding - Native Meadow Mix	AC	0.5	\$4,000.00	\$2,000	
	Temporary Seed Mix	LS	1	\$1,200.00	\$1,200	
	Silt Fence	LF	530	\$3.25	\$1,723	
	Tree Protection Fence	LF	100	\$2.00	\$200	
	Soil Amendments (compost, lime)	LS	1	\$200.00	\$200	
	Removal of all temporary fencing	LS	1	\$200.00	\$200	
	Design Fees					\$7,000
	Permitting					\$1,200
	Construction Oversight					\$2,300
	SUB-TOTAL					\$217,703
	TOTAL WITH CONTINGENCY			12%		\$243,828

Abbreviations:

- EA Each
- LS Lump Sum
- SF Square Foot
- LF Linear Foot
- CF Cubic Foot
- CY Cubic Yard
- TN Ton
- SY Square Yard

NOTES:

1. All costs are approximate and include install.