

REQUEST FOR BID

Client: Ingham County Land Bank  
Telephone:  
Property: 3024 Turner St  
Lansing, MI 48906

Contact for Information:  
TONY OLIVAREZ  
INGHAM COUNTY LAND BANK

Bids Due: 02/28/2018

Materials + Labor

**1. INSTRUCTIONS TO BIDDERS**

Spec: 30.501 INSTRUCTIONS TO BIDDERS: NO FEDERAL FUNDS

\*\*PERMIT REQUIRED\*\*

1. CONTRACT DOCUMENTS:

The Contract Documents prepared by the Ingham County Land Bank shall consist of the following component parts:

- A. Bid Cover Sheet
- B. Instructions to Bidders
- C. Technical Specifications and/or Drawings

2. BASIS OF PROPOSAL:

Proposals are solicited for the completion of all work as described in the specifications and/or shown on the plans and related to your trade. The basis on which proposals will be received will be:

A. Base Proposal Sum, to include all work called in your trade section as part of the Technical Specifications with the exception of alternates.

B. Individual prices for stated alternates. Alternates called for as part of the technical specifications shall be selected from the Contractors proposal by the Owner in consultation with the Land Bank.

Proposals may be withdrawn by bidders prior to, but no later than, the time fixed for the opening of bids. Submit proposals on this form, addressed as stated on the "Proposal and Contract", prior to the opening date, when bids will be opened and read. If the Land Bank does not accept the proposal within 30 days, after the opening date stated on the "Proposal and Contract", Contractor may withdraw his/her proposal.

3. SIGNATURES:

All bidders shall submit bids signed by an authorized official of

|                                     |               |   |               |
|-------------------------------------|---------------|---|---------------|
| _____<br>Client                     | _____<br>Date | _____<br>Contractor                                   | _____<br>Date |
| _____<br>Rehab Specialist/Inspector | _____<br>Date | _____<br>Housing Administrator or Program Coordinator | _____<br>Date |

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the Corporation, Partnership and/or the Owner.

4. EXAMINATION OF PREMISES:

The Contractor shall familiarize himself/herself with local conditions affecting the job. Each contractor shall take his/her own measurements and be responsible for the correctness of same. Any variance of Contract documents from legal requirements and/or field conditions shall be promptly reported to the Land Bank. Contractor shall be responsible for any examination and no allowances will be made in his/her behalf by reason of error and omission. If any part of the Contractor's work depends for proper results upon existing work or the work of another, Contractor shall notify the Land Bank before commencing work of any defects that will affect the results. Failure to so notify will constitute his/her acceptance of the conditions.

5. ACCEPTANCE AND REJECTION:

A Contract shall be formed between the parties hereto by the Land Bank's acceptance of the Contractor's proposal, and it will be effective on the date stated on the contract. An executed duplicate of the Contract will be returned to the Contractor as official notification of award. The Contract, however, shall not be in force until the Contractor has complied with all the requirements of insurance and received the Proceed to Work Notice from the Land Bank set forth herein. By the execution of this Contract, the Contractor and the Land Bank hereby covenant in respect to any part of this Proposal and Contract. The Land Bank reserves the right to waive irregularities and to reject bids.

6. CERTIFICATE OF INSURANCE:

All bidders shall have on file with the Land Bank certificates of all such insurance as required by current Land Bank policies prior to commencement of work. All insurance and certificates must name the Ingham County Land Bank Fast Track Authority as additional insured and include an endorsement providing for ten (10) days prior written notice to the Land Bank of termination, expiration, or material change of terms.

7. LICENSING

All bidders shall have on file with the Land Bank copies of their current building or trade license(s). It is the Contractor's responsibility to provide updated copies to the Land Bank when received from the Licensing Bureau.

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|----------------------------|------|--|------|
| Client                     | Date | Contractor                                   | Date |
| Rehab Specialist/Inspector | Date | Housing Administrator or Program Coordinator | Date |

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GENERAL INSTRUCTIONS

1. TIME OF PERFORMANCE:

A written Proceed to Work Notice shall be issued by the Land Bank, once the Contractor's certificate of insurance has been received. The Contractor shall complete all services and the installation of all work, material, and equipment provided for under this Contract within the period stated in your contract.

2. EXTENSION OF TIME:

It is agreed that if the Contractor shall be unavoidably delayed in beginning or fulfilling this Contract by reasons of excessive storms or floods, or by acts of Providence, or by reason of extra work ordered by the Land Bank, or by any act, neglect, delay or default on part of the Land Bank, the Contractor shall have no valid claim for damages on account of any such cause or delay, but he shall in such case be entitled to such an extension or advancement of the time period specified in Section 1 herein as the Land Bank shall adjudge to be just and reasonable provided, however, that formal claim for such extensions shall be made in writing by the Contractor within one week after the date upon which such alleged cause of delay shall have occurred.

3. LIQUIDATED DAMAGES

In the event that the Contractor fails to complete the work within the specified time, or extension of time granted by the Land Bank, the Contractor agrees to pay the Land Bank, as liquidated damages and not as a penalty, a sum stated in your contract. Charges will be for each successive calendar day after the specified time that the work remains incomplete, except where the delay is at the request of the Land Bank, or otherwise beyond the control of and without the fault or negligence of the Contractor. The Land Bank may set off the liquidated damages from any payments due the Contractor.

4. TERMINATION OF BREACH:

If at any time Contractor, in the sole discretion of the Land Bank, abandons the work to be performed under this contract, becomes habitually negligent of their obligations hereunder or fails to prosecute the work with reasonable diligence so that the time of final completion shall be unnecessarily delayed, such failure shall be regarded as a material breach of contract

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|----------------------------|------|--|------|
| Client                     | Date | Contractor                                   | Date |
| Rehab Specialist/Inspector | Date | Housing Administrator or Program Coordinator | Date |

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between the Land Bank and the Contractor, and the Land Bank may terminate the contract effective as of the date of delivery of written notification to Contractor.

5. ASSIGNMENT OR NOVATION OF CONTRACT:

It is agreed that the Contractor shall not assign the Contract without the written consent of the Land Bank. The request of assignment shall be addressed to the Land Bank. It is further agreed by the Contractor that all parts of the work which may be performed by a subcontractor shall conform to the plans and specifications as stated in this Contract, and be subject to all provisions of this Contract as if performed by his/her immediate employees and workmen. No subletting or subcontracting of the work shall in any way diminish, avoid or weaken the Contractor's obligations, liabilities, and responsibilities pursuant to this Contract.

6. WORKING CONDITIONS:

It shall be understood that the premises will be vacant unless otherwise stated in the technical specifications. However, materials, tools, and other work items shall be organized and stored so as not to unreasonably burden access to, and movement in, the premises. The Land Bank shall permit the Contractor to use, at no cost, existing utilities such as light, heat, power, and water, necessary to carrying out the completion of the work. Contractor shall be held to have visited the site and checked with the Land Bank, the working conditions, the methods of carrying out the work and to have included in his/her proposal all costs for meeting such work conditions.

7. MATERIALS AND WORKMANSHIP:

Unless otherwise specified, all materials and workmanship shall be new, of the best grade of the respective kinds for the purpose, and shall match as close as possible existing conditions and material. Whenever an article, material or equipment is specified by name a substitute of equal qualifications may be used upon the written approval of the Land Bank.

8. EMPLOYEES AND SUPERINTENDANCE:

Contractor shall at all times enforce good order among his/her employees and shall not employ at the work site any disorderly, intemperate, or unfit person or anyone not skilled in the work assigned to him/her. The Contractor, or a competent person

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| _____                      | _____ | _____  | _____ |
| Client                     | Date  | Contractor                                   | Date  |
| _____                      | _____ | _____  | _____ |
| Rehab Specialist/Inspector | Date  | Housing Administrator or Program Coordinator | Date  |

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having authority to act for him/her, shall be at the construction site whenever work is underway. The Contractor shall have the plans and specifications available on the site at all times.

9. EQUAL EMPLOYEMENT OPPORTUNITY:

The Contractor and all subcontractors shall not discriminate against any employee or applicant for employment in the performance of this contract, with respect to his/her hire, tenure, terms, conditions or privileges of employment because of his/her race, color, religion, national origin or ancestry.

10. PLANS AND SPECIFICATIONS:

It is agreed that the nature and extent of the work to be done under this Contract shall be in accordance with, and governed by, the technical specifications component of which copies are appended hereto. Additional specifications and/or drawings in elaboration or explanation of the work to be done may be prepared by the Land Bank. Such additional specifications and/or drawings shall be considered as part of the technical specifications component of this Contract and shall be respected and followed as such by the contractor.

11. PERMITS AND REGULATIONS:

Contractor's work and all materials shall comply with all applicable codes, ordinances and regulations governing the municipality wherein the work is to be performed. The Contractor shall secure and bear the cost of any permits or licenses of a temporary nature necessary for the completion of the work, in particular, the Contractor shall coordinate with the Land Bank the shutting off and turning on public services of every nature which may be required or affected by his/her operations. The Contractor shall be solely responsible for contacting MISS DIG Systems Inc at 800-482-7171 or 811, if they disturb soil or need utilities marked at the site.

12. INSPECTION:

The Contractor shall at all times permit and facilitate the on-site inspection of all work by the applicable jurisdiction for compliance with the Building Code, and work called for under this Contract.

13. OTHER CONTRACTS:

The Lank Bank may let other contracts in connection with the work

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|----------------------------|------|--|------|
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| Rehab Specialist/Inspector | Date | Housing Administrator or Program Coordinator | Date |

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and the Contractor shall properly connect and coordinate his/her work with the work of such other Contractor. The Land Bank shall not be liable for any damages or increased costs occasioned by the failure of other contractors to execute their work as may be anticipated by these documents.

14. PROTECTION:

The Contractor shall properly protect all new and existing work from damage. Contractor shall fully comply with all applicable construction and safety laws and regulations promulgated by the State of Michigan and it's concerned departments.

15. CHANGES:

Contractor shall make changes in the contracted work only as ordered in writing by the Land Bank. Request for changes shall be addressed to the Lank Bank.

16. CLEAN-UP:

The Contractor shall keep the premises free from accumulations of waste materials or rubbish caused by employees or work. At the completion of the work, the Contractor shall remove all waste, tools, equipment and surplus materials from the structure and grounds and leave the work area clean and ready for use.

17. GUARANTEES AND WARRANTIES:

The Contractor shall remedy at his/her own expense, any defects due to faulty materials or workmanship which may appear in the work within two years from the date of final acceptance by the Land Bank, provided, however that such defects are not the result of normal depreciation and wear, or misuse and abuse. Furthermore, the Contractor shall furnish the Lank Bank with all operating and maintenance instructions as well as all manufacturers' and suppliers' written guarantees and warranties covering new materials and equipment furnished under this Contract. Contractor shall, upon request, provide manufacturers' or suppliers' certification that the product furnished complies with the specified standards, in fulfilling requirements of this sections. If the Contractor disturbs any work previously completed or guaranteed under another contract, the Contractor must restore such disturbed work to a condition satisfactory to the Land Bank.

18. METHOD OF PAYMENT:

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|----------------------------|------|--|------|
| Client                     | Date | Contractor                                   | Date |
| Rehab Specialist/Inspector | Date | Housing Administrator or Program Coordinator | Date |

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Payment will be made as outlined in the "Invoice Submission and Payment Schedule" published annually by the Lank Bank. When applying for payments, Contractor shall submit an invoice complying with the "Invoice Requirement" policy of the Land Bank.

19. ACCEPTANCE OF WORK:

The Contract and the Contractor's duty of performance shall not be considered complete until the work has been finally accepted by the Lank Bank and the Contractor has furnished the following:

- A. All required guarantees and warranties as specified in Section of this Contract.
- B. All required lien waivers.
- C. Copies of all final trade inspections performed from the approving jurisdiction.

Upon termination of this Contract under Section 4 herein, the Contractor shall be entitled only to payment for the portion of work completed at the time of termination, less a set off for damages due to the Contractor's breach in the manner slated in Section 4. Payment shall not be made until after the contract project is completed.

20. DISPUTES:

Any dispute, between the parties hereto, arising under this section pertaining to the satisfactory completion and acceptance of any work under this Contract, shall be submitted to the Lank Bank for resolution in writing. The Dispute Resolution Guidelines shall be followed.

21. RECORDS:

The Contractor shall keep and make available all documents and information the Ingham County Lank Bank or any duly authorized representatives required. This includes books, documents, papers and records of the Contractor which are directly pertinent to that specific contract for the purpose of making audit, examination, excerpts, and transcriptions.

22. RECORDS RETENTION:

Retention of all records is required for four years after final payment is made and all pending matters are closed.

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|----------------------------|------|--|------|
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23. RENOVATION, REPAIR AND PAINTING (RRP)PROGRAM (AFTER APRIL 22, 2010) As required by the Environmental Protection Agency (EPA), all contractors disturbing a painted surface more than six square feet on the interior and/or 20 square feet on the exterior in a home built before 1978, shall be properly trained and certified. Proper certificates of training and EPA certification documentation shall be provided to the Ingham County Land Bank prior to beginning work.

24. LIVING WAGE

Vendors contracting with the Ingham County Land Bank primarily to perform services are required to pay their employees a "living wage" if the following two (2) conditions apply.

1. The total expenditure of the contract or the total of all contracts the vendor has with the Land Bank exceeds \$50,000 in a twelve (12) month period; and
2. The employer has more than five (5) employees.

Subcontractors providing services who employ five (5) or more employees and where the total value of the contract exceeds \$25,000 are also required to provide a living wage.

Living wage is defined as an hourly wage rate equivalent to 125% of the federal poverty level. For 2017 that figure is \$15.38 per hour. Up to twenty percent (20%) of the 'living wage' costs paid by the employer can be for an employee's health care benefit. This wage rate applies to part time and full time employees.

25. PREVAILING WAGE REQUIREMENTS - ICLB OWNED PROPERTIES

It is the policy of Ingham County Land Bank (ICLB) to require the payment of prevailing wages on any construction contract on a property owned by ICLB and exceeding \$10,000. The prevailing wage is determined by using the wage guidelines promulgated by the U.S. Secretary of Labor pursuant to the Davis-Bacon Act. The most current Prevailing Wage Determinations are attached.

The Contractor is required to submit certified payrolls for all periods worked on said project to the Ingham County Land Bank, 3024 Turner Street, Lansing, MI 48906, Attention: Roxanne Case. Payment shall not be released by ICLB until such time that the certified payrolls have been reviewed.

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|----------------------------|------|--|------|
| Client                     | Date | Contractor                                   | Date |
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1. Contractor shall submit to the Ingham County Land Bank before commencing work a list of all his/her Subcontractors.
2. It is the responsibility of the Contractor to notify its Subcontractors that said project requires the payment of prevailing wages. It is also the responsibility of the Contractor to supply its Subcontractors with the prevailing wage rate schedule that is included in this solicitation.
3. Prevailing wage rates shall be conspicuously posted at the jobsite.
4. Contractor shall not use independent contractors. All persons performing construction trade work under this contract shall be employees of the Contractor or employees of the Subcontractor(s).
5. Prevailing wage compliance will be monitored by the Ingham County Land Bank and/or Michigan Fair Contracting Center (MFCC).
6. Compliance monitors will conduct brief interviews with workers throughout the duration of said project.
7. Workers will be informed of the prevailing wage rates during the interview. Workers will be asked if they are receiving the correct pay, fringe benefits, and overtime as required by ICLB.
8. Workers may be asked to show the compliance monitor a paycheck stub on a periodic basis to verify fringe benefit breakdowns and the actual rate of pay received by the worker, including overtime, if applicable.
9. Where applicable, the Contractor shall provide the appropriate ratio of journeymen to apprentice workers as determined by the U.S. Department of Labor, Bureau of Apprenticeship and Training. The ratio will be monitored through worker interviews. Workers may be asked to provide their apprentice or journeymen cards to verify their status.
10. Where apprentices are employed, the Contractor and Subcontractors shall provide the appropriate apprentice level on the certified payroll form, WH-347.

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|----------------------------|------|--|------|
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| Rehab Specialist/Inspector | Date | Housing Administrator or Program Coordinator | Date |

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11. When requested by the Ingham County Land Bank, the Contractor and Subcontractors shall submit a detail breakdown of all fringe benefits paid to their employees for all work on ICLB construction projects.

General Construction Requirements

1. Cutting and Patching

Each contractor that must remove, expose, or alter existing surfaces to perform the required work is responsible for repairing the damaged surface to a condition flush with and matching the existing adjacent surfaces as closely as possible. Provide bonding, base, and finish layers to match existing surfaces in color, texture, uniformity and strength.

2. Preparation for Exterior and Interior Painting:

Remove all loose, scaling, peeling and cracked paint, deteriorated plaster, loose and buckled wallpaper, and all similar defects. Sand or wire brush the surface(s), feather the edges smooth to adjoining materials, and clean all areas to provide a smooth surface for painting. Protect furnishings, glass, screens and other finished surfaces from damage during preparation and painting.

Prime with flat primer all new and bare materials

3. Exterior and Interior Painting

Apply paint containing no more than 0.06% lead by weight, calculated as lead metal in the total nonvolatile content of the liquid paint. Verify the color of paint with the owner unless otherwise specified. Follow manufacturer's printed instructions for installation. Sufficiently coat surfaces with paint to provide complete and uniform coverage.

4. Clean Up

Every Contractor must leave the site in 'broom-clean' condition during construction. Every Contractor is responsible to remove their own debris, including packing boxes, surplus materials, and items removed from the structure, and put it in Land Bank

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|----------------------------|------|--|------|
| Client                     | Date | Contractor                                   | Date |
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supplied dumpsters. Should a dumpster not be available on-site, Contractor shall seek an alternative location from Land Bank representatives.

5. Damages to Premises

Should a Contractor cause damage to the premises, they must contact a Land Bank representative immediately. That Contractor will be held responsible for the repair or replacement of damaged items.

# Bid Cover Sheet

Property Address: \_\_\_\_\_

Instructions: Complete this page and list prices on all line items in the Technical Specifications. Submit this cover sheet, all pages of the Technical Specifications and any Addendums attached to the Ingham County Land Bank by the stated Due Date to be considered. Failure to complete all items may result in disqualification. All questions should be directed to the contact person listed on your Invitation to Bid.

Name of Contractor Submitting Bid: \_\_\_\_\_ **Total Amount of Bid:** \_\_\_\_\_

Contact Person: \_\_\_\_\_ Phone #: \_\_\_\_\_ E-mail: \_\_\_\_\_

Address: \_\_\_\_\_ (street) \_\_\_\_\_ (city) \_\_\_\_\_ (zip code)   
 Are you a Local Vendor?  Yes  No   
 (Main operations are in Ingham County)

**Subcontractors (if any):**   
 List your subcontractors, including their business address, below. If your subcontractors qualify as a Women-Owned Business (WOB), a Minority Owned Business (MOB), or Section 3 Business, please check the correct box.

| Business Name | Owner's Name | Street Address | City | Zip Code | Check Any That Apply   |
|---------------|--------------|----------------|------|----------|--|
|               |              |                |      |          | <input type="checkbox"/> MOB<br><input type="checkbox"/> WOB<br><input type="checkbox"/> Section 3 |
|               |              |                |      |          | <input type="checkbox"/> MOB<br><input type="checkbox"/> WOB<br><input type="checkbox"/> Section 3 |
|               |              |                |      |          | <input type="checkbox"/> MOB<br><input type="checkbox"/> WOB<br><input type="checkbox"/> Section 3 |
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|               |              |                |      |          | <input type="checkbox"/> MOB<br><input type="checkbox"/> WOB<br><input type="checkbox"/> Section 3 |

*(use additional sheets if you need more space)*

Date Submitted: \_\_\_\_\_ Signed: \_\_\_\_\_

Attach details of your Bid to this sheet as provided at walk through.

REQUEST FOR BID

Client: Ingham County Land Bank  
Telephone:  
Property: 3024 Turner St  
Lansing, MI 48906

Contact for Information:  
TONY OLIVAREZ  
INGHAM COUNTY LAND BANK

Bids Due: 02/28/2018

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**1. TPO MEMBRANE ROOF SYSTEM**

\$

Spec:

TPO ROOFING MEMBRANE SYSTEM (44'.4" x 105'.8") White, 3,700 Sq Ft

Properly prepare the existing flat roof systems for a new TPO roofing membrane system with new underlayment. Remove and properly dispose of the existing roofing and insulation to the structural decking surfaces complete. Replace all damage decking as needed for a smooth and sound surface. Provide and properly install treated lumber nailers on all parapet walls and at all eave edges for proper installaton of new roof insulation, wall flashing, and metal edge flashing.

Provide and install two(2)layers of two (2") inch Polyisocyanurate insulation (R-11.4 per layer), mechanically fastened to the structural decking complete. Provide and install tapered Polyisocyanurate insulation saddles between the scuppers on the main roof system.

Provide and install a mechanically fastened 60 mil reinforced new TPO roofing membrane (white) from Johns Manville utilizing the Rhinobond induction welded plate system complete. Flash the walls using TPO flashing membrane. Provide and install preformed TPO membrane penetration flashings at all pipe penetrations. Heat-weld all membrane seams using automatic eletric hot air welding equipment. Provide and install two hunderd sixty feet (260') of new 24-gage steel prefinished 2-piece snap-on metal edge flashing and ninety feet (90') of 24-gage prefinished commercial style apron eavetrough with downspouts complete. This roofing system to be installed per manufacturer's written instructions, specifications, and guidelines.

Remove all debris from job site complete.

NOTE:

- 1. Roof system to have proper slope to discharge drains at downspout sections.

Client

Date

Contractor

Date

Rehab Specialist/Inspector

Date

Housing Administrator or Program Coordinator

Date

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2. Roofing contractor will be responsible for all masonry wall repairs and removal of chimney.

**2. CHIMNEY REMOVAL**

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Spec:

Remove and dispose of existing chimney and related material completely, from the chimney cap to the flat roof system surface. Provide and install all materials required to close-off, repair, stabilize, and framing to roof deck level. Prepare opening to receive new roofing materials.

Note: Provide and install a new metal cap to the existing server room stack complete.

**3. EXTERIOR WALL SURFACES**

\$ \_\_\_\_\_

Spec:

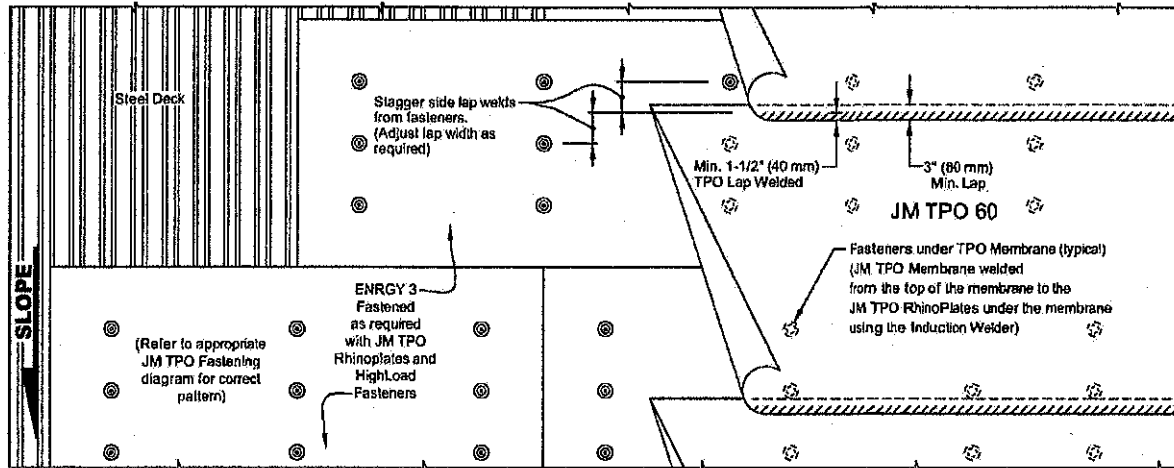
Remove and replace all cracked, broken, deteriorated masonry units and damage patched sections complete. Provide and properly install new masonry units to match existing units as close as possible. Tuckpoint all damaged sections to provide a sound and watertight wall. Tool joints to match existing adjacent joints. Provide and apply good quality exterior paint to all new masonry units and sections that have been repaired to match existing.

Color: to match existing color on building.

\$

**Total All Items**

|                            |      |  |      |
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| Client                     | Date | Contractor                                   | Date |
| Rehab Specialist/Inspector | Date | Housing Administrator or Program Coordinator | Date |



## JM TPO RhinoPlate™ System Over ENRGY 3® Insulation Fastened to a Steel Deck

### General

This specification is for use over any approved structural steel deck which is suitable to receive a mechanically fastened insulation. This specification can also be used in certain re-roofing applications.

Install insulation in accordance with the appropriate JM insulation specification detailed in the current JM Single Ply Roofing Systems Manual.

- Insulation: Mechanically fasten using High Load Fasteners and JM TPO RhinoPlates.
- Membrane: Induction weld to RhinoPlates.

**Note:** Consider all general instructions contained in the current JM Single Ply Roofing Systems Manual as part of the specification.

### Design

Consider local conditions and characteristics when designing, specifying and installing any roofing system. Information from the Single Ply Roofing Industry (SPRI), FM Global® and local building codes can provide guidelines for the designer.

Design and installation of the deck and/or roof substrate must result in the roof draining freely to outlets numerous enough and so located as to remove water promptly. Minor ponding is acceptable.

### Deck Preparation

Ensure the deck is clean, dry and smooth so that the insulation lays flat. Steel decks must be a minimum 22 gauge (0.76 mm) and FM-approved fastening methods must be followed to achieve the desired uplift. Please check with the deck manufacturer for further guidelines.

### Insulation Fasteners and Plates

Install High Load Fasteners and JM TPO RhinoPlates at a minimum rate of six fasteners per 4' x 8' (1.22 m x 2.44 m) board. Fasteners must pierce the flange of the deck at a minimum of 1" (25 mm). It is essential to keep plates installed in a straight line. This will improve system performance and aid in more efficiently identifying plates under the membrane.

### Insulation Application

Store products per manufacturer's recommendations. Remove any wet product and discard. Recommended minimum width is 6" (152 mm).

A minimum offset of 6" (152 mm) is recommended from the previous layer of insulation. The top layer of insulation must be a minimum 1.4" (36 mm) thick.

Position the insulation with the long side of the board running perpendicular with the flutes of the deck. Each of the edges must be centered on the flange. No board widths less than 6" (152 mm) are allowed. Perimeters and corners fastener density must be enhanced per FM publication 1-29. Call JM Technical Services at (800) 922-5922 for specific approvals for ENRGY 3 insulation.

### Membrane Application

Before installation, unroll the JM TPO Membrane, and "relax":

- 15 minutes when the temperature is above 60°F (16°C)
- 30 minutes when the temperature is below 60°F (16°C)

Position the membrane so that all field sheets run perpendicular to the flutes of the deck. Begin fastening with induction tool once the membrane has been properly positioned.

### Membrane Securement with RhinoPlate Induction Tool

Ensure calibration of the induction welder and follow all recommended instructions for the JM TPO RhinoPlate System. Locate a plate under the membrane and center the induction welder over the plate. Ensure there is no debris including small particulates between the induction welder and the membrane. Activate the weld taking care not to disturb the welder during the cycle. Remove the induction welder after the cycle ends and immediately set a cooling clamp directly onto the center of the plate. Take care not to twist the cooling clamp when setting in place. Repeat this process for each plate.

### Welding of Lap Areas

The laps of JM TPO Membrane with RhinoPlate must be hot air welded. Clean all surfaces to be welded. Follow manufacturer's operating instructions for welding equipment. All welds must be a minimum of 1.5" (38 mm) in width.

### Quality Control of Seams

After heat welding, check the seams for integrity with a blunt-ended probe. Repair any cold welds or "fishmouths". Each day, take test cuts at the seams and pull until failure to test the quality of the welds. Should the welds be deficient, a more thorough examination of the work performed must be carried out and necessary repairs made.

### Perimeter Attachment

Secure attachment of the TPO roofing membrane at the perimeter and at penetrations by mechanically fastening using High Load Fasteners and RhinoPlates or other approved fasteners appropriate for substrates.

The minimum width of the perimeter enhancements should be calculated in accordance with FM 1-29.

**Ingham County Land Bank Fast Track Authority**  
**Office Building Roof Installation**  
**Prevailing Wage**

General Decision Number: MI180084 01/05/2018 MI84

Superseded General Decision Number: MI20170084

State: Michigan

Construction Type: Building

County: Ingham County in Michigan.

BUILDING CONSTRUCTION PROJECTS (does not include single family homes or apartments up to and including 4 stories).

Note: Under Executive Order (EO) 13658, an hourly minimum wage of \$10.35 for calendar year 2018 applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2015.

If this contract is covered by the EO, the contractor must pay all workers in any classification listed on this wage determination at least \$10.35 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on the contract in calendar year 2018. The EO minimum wage rate will be adjusted annually.

Please note that this EO applies to the above-mentioned types of contracts entered into by the federal government that are subject to the Davis-Bacon Act itself, but it does not apply to contracts subject only to the Davis-Bacon Related Acts, including those set forth at 29 CFR 5.1(a)(2)-(60). Additional information on contractor requirements and worker protections under the EO is available at [www.dol.gov/whd/govcontracts](http://www.dol.gov/whd/govcontracts).



Modification Number    Publication Date

0            01/05/2018

ASBE0047-002 07/01/2016

Rates        Fringes

ASBESTOS WORKER/HEAT & FROST

INSULATOR.....\$ 30.22        16.48

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BOIL0169-001 01/01/2016

Rates        Fringes

BOILERMAKER.....\$ 33.88        30.39

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BRMI0009-009 08/01/2016

Rates        Fringes

BRICKLAYER

Bricklayer.....\$ 28.82        18.65

Terrazzo and Tile Finisher..\$ 19.91        14.26

Terrazzo and Tile Setter....\$ 21.02        15.42

FOOTNOTE:

Paid Holiday: Fourth of July, if the worker was employed by the contractor in any period of seven working days before said holiday within the current calendar year.

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CARP1004-004 06/01/2017

Rates      Fringes

CARPENTER (Soft Floor Layer,

Including Carpet & Resilient

Flooring).....\$ 25.41      19.36

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CARP1004-018 06/01/2017

Rates      Fringes

CARPENTER, Includes

Acoustical Ceiling

Installation, Drywall

Hanging, Form Work, and Metal

Stud Installation.....\$ 25.41      19.36

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CARP1102-002 06/01/2017

Rates      Fringes

MILLWRIGHT.....\$ 33.25      32.15

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ELEC0252-001 05/29/2017

Townships of Bunker Hill, Leslie, Onodaga & Stockbridge

Rates      Fringes

ELECTRICIAN

Alarm Installation & Low

Voltage Wiring.....\$ 29.02      13.68

Excludes Alarm

Installation and Low

Voltage Wiring.....\$ 42.84      22.33

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ELEC0665-004 05/28/2017

Townships of Alaiedon, Aurelius, Delhi, Ingham, Lansing, Leroy,  
Locke, Meridian, Vevay, Wheatfield, White Oak and Williamson

Rates      Fringes

ELECTRICIAN

Alarm Installation & Low

Voltage Wiring.....\$ 26.83      16.80

Excludes Alarm

Installation & Low Voltage

Wiring.....\$ 34.67      22.31

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ENGI0324-012 06/01/2016

Rates      Fringes

OPERATOR: Power Equipment

GROUP 1.....\$ 37.33      22.80

GROUP 2.....\$ 34.03      22.80

GROUP 3.....\$ 31.38      22.80

GROUP 4.....\$ 29.67      22.80

|              |          |       |
|--------------|----------|-------|
| GROUP 5..... | \$ 29.67 | 22.80 |
| GROUP 6..... | \$ 23.81 | 22.80 |
| GROUP 7..... | \$ 21.33 | 22.80 |

FOOTNOTES:

Crane operator with main boom and jib 300' or longer: \$1.50 per hour above the group 1 rate. Crane operator with main boom and jib 400' or longer: \$3.00 per hour above the group 1 rate.

PAID HOLIDAYS: New Year's Day, Memorial Day, Fourth of July, Labor Day, Thanksgiving Day and Christmas Day.

POWER EQUIPMENT OPERATOR CLASSIFICATIONS

GROUP 1: Crane operator with main boom and jib 400', 300', or 220' or longer.

GROUP 2: Crane operator with main boom and jib 140' or longer, tower crane, gantry crane, whirley derrick

GROUP 3: Concrete Pump; Crane; Highlift; Hoist; Loader; Roller; Scraper; Stiff Leg Derrick; Trencher

GROUP 4: Bobcat/Skid Loader; Broom/Sweeper; Fork Truck (over 20' lift)

GROUP 5: Boom Truck (non-swinging)

GROUP 6: Fork Truck (20' lift and under for masonry work)

GROUP 7: Oiler

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\* IRON0025-001 06/01/2017

|   | Rates    | Fringes |
|---|----------|---------|
| IRONWORKER  |          |         |
| REINFORCING.....                                      | \$ 26.57 | 26.90   |
| STRUCTURAL (Excluding<br>Metal Building Erection).... | \$ 29.99 | 33.43   |

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LABO0499-012 06/01/2017

|   | Rates    | Fringes |
|---|----------|---------|
| LABORER   |          |         |
| Common or General; Grade<br>Checker; Mason Tender -<br>Brick; Mason Tender -<br>Cement/Concrete;<br>Pipelayer; Sandblaster..... | \$ 26.20 | 12.85   |

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PAIN0845-001 06/01/2017

|  | Rates    | Fringes |
|--|----------|---------|
| PAINTER: Brush, Roller,<br>Spray and Paperhanging..... | \$ 23.00 | 12.84   |
| PAINTER: Drywall<br>Finishing/Taping.....              | \$ 26.00 | 13.64   |

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PLAS0016-011 04/01/2014

|                                   | Rates    | Fringes |
|-----------------------------------|----------|---------|
| CEMENT MASON/CONCRETE FINISHER... | \$ 24.64 | 12.88   |

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PLUM0333-006 06/01/2017

|  | Rates    | Fringes |
|--|----------|---------|
| PIPEFITTER, Includes HVAC<br>Pipe and Unit Installation..... | \$ 35.89 | 21.13   |
| PLUMBER, Excludes HVAC Pipe<br>and Unit Installation.....    | \$ 35.89 | 21.13   |

FOOTNOTE:

Paid Holidays: Memorial Day, Independence Day and Labor Day,  
if the employee works the work day preceding and following  
the holiday unless proven illness or injury prevents the  
employee from working.

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ROOF0070-003 06/01/2017

|             | Rates    | Fringes |
|-------------|----------|---------|
| ROOFER..... | \$ 28.91 | 14.33   |

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SFMI0669-001 04/01/2017

Rates Fringes

SPRINKLER FITTER (Fire  
Sprinklers).....\$ 34.87 15.84

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SHEE0007-004 07/01/2017

Rates Fringes

SHEET METAL WORKER (Including  
HVAC Duct Installation;  
Excluding HVAC System  
Installation).....\$ 31.26 19.71

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SUMI2011-009 02/01/2011

Rates Fringes

IRONWORKER, ORNAMENTAL.....\$ 18.48 7.93

LABORER: Landscape &  
Irrigation.....\$ 8.00 0.00

METAL BUILDING ERECTOR.....\$ 16.92 6.32

OPERATOR:

Backhoe/Excavator/Trackhoe.....\$ 21.34 7.57

OPERATOR: Bulldozer.....\$ 20.63 8.21

OPERATOR: Grader/Blade.....\$ 22.00 6.29

|  |          |      |
|--|----------|------|
| OPERATOR: Tractor.....                   | \$ 19.10 | 8.48 |
| TRUCK DRIVER: Dump Truck.....            | \$ 16.00 | 7.26 |
| TRUCK DRIVER: Lowboy Truck.....          | \$ 14.50 | 0.44 |
| TRUCK DRIVER: Tractor Haul<br>Truck..... | \$ 13.57 | 1.18 |

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WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

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Note: Executive Order (EO) 13706, Establishing Paid Sick Leave for Federal Contractors applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2017. If this contract is covered by the EO, the contractor must provide employees with 1 hour of paid sick leave for every 30 hours they work, up to 56 hours of paid sick leave each year. Employees must be permitted to use paid sick leave for their own illness, injury or other health-related needs, including preventive care; to assist a family member (or person who is like family to the employee) who is ill, injured, or has other health-related needs, including preventive care; or for reasons resulting from, or to assist a family member (or person who is like family to the employee) who is a victim of, domestic violence, sexual assault, or stalking. Additional information on contractor requirements and worker protections under the EO is available at [www.dol.gov/whd/govcontracts](http://www.dol.gov/whd/govcontracts).



Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (ii)).

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The body of each wage determination lists the classification and wage rates that have been found to be prevailing for the cited type(s) of construction in the area covered by the wage determination. The classifications are listed in alphabetical order of "identifiers" that indicate whether the particular rate is a union rate (current union negotiated rate for local), a survey rate (weighted average rate) or a union average rate (weighted union average rate).

#### Union Rate Identifiers

A four letter classification abbreviation identifier enclosed in dotted lines beginning with characters other than "SU" or "UAVG" denotes that the union classification and rate were prevailing for that classification in the survey. Example: PLUM0198-005 07/01/2014. PLUM is an abbreviation identifier of the union which prevailed in the survey for this classification, which in this example would be Plumbers. 0198 indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number, 005 in the example, is an internal number used in processing the wage determination. 07/01/2014 is the effective date of the most current negotiated rate, which in this example is July 1, 2014.

Union prevailing wage rates are updated to reflect all rate changes in the collective bargaining agreement (CBA) governing this classification and rate.

#### Survey Rate Identifiers

Classifications listed under the "SU" identifier indicate that no one rate prevailed for this classification in the survey and the published rate is derived by computing a weighted average rate based on all the rates reported in the survey for that classification. As this weighted average rate includes all rates reported in the survey, it may include both union and non-union rates. Example: SULA2012-007 5/13/2014. SU indicates the rates are survey rates based on a weighted average calculation of rates and are not majority rates. LA indicates the State of Louisiana. 2012 is the year of survey on which these classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. 5/13/2014 indicates the survey completion date for the classifications and rates under that identifier.

Survey wage rates are not updated and remain in effect until a new survey is conducted.

#### Union Average Rate Identifiers

Classification(s) listed under the UAVG identifier indicate that no single majority rate prevailed for those classifications; however, 100% of the data reported for the classifications was union data. EXAMPLE: UAVG-OH-0010 08/29/2014. UAVG indicates that the rate is a weighted union average rate. OH indicates the state. The next number, 0010 in the example, is an internal number used in producing the wage

determination. 08/29/2014 indicates the survey completion date for the classifications and rates under that identifier.

A UAVG rate will be updated once a year, usually in January of each year, to reflect a weighted average of the current negotiated/CBA rate of the union locals from which the rate is based.

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#### WAGE DETERMINATION APPEALS PROCESS

1.) Has there been an initial decision in the matter? This can be:

- \* an existing published wage determination
- \* a survey underlying a wage determination
- \* a Wage and Hour Division letter setting forth a position on a wage determination matter
- \* a conformance (additional classification and rate) ruling

On survey related matters, initial contact, including requests for summaries of surveys, should be with the Wage and Hour Regional Office for the area in which the survey was conducted because those Regional Offices have responsibility for the Davis-Bacon survey program. If the response from this initial contact is not satisfactory, then the process described in 2.) and 3.) should be followed.

With regard to any other matter not yet ripe for the formal process described here, initial contact should be with the

Branch of Construction Wage Determinations. Write to:

Branch of Construction Wage Determinations  
Wage and Hour Division  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

2.) If the answer to the question in 1.) is yes, then an interested party (those affected by the action) can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Write to:

Wage and Hour Administrator  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and by any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

3.) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

4.) All decisions by the Administrative Review Board are final.

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END OF GENERAL DECISION