

INFORMATION FOR BIDDERS

RECEIPT AND OPENING OF BIDS

The City of Pigeon Forge, Tennessee (herein referred to as Owner) invites bids for renovation and repair of two fire place chimneys located at LeConte Events Center that currently experience water leaks during heavy rain and storms. The roof has multiple transition points to the chimneys, photos can be provided. Work site is located at the LeConte Center, 3786 Teaster Lane, Pigeon Forge TN .

The Owner will receive bids until bid opening at 10:00 A.M. on March 18, 2025 by courier at LeConte Center, 135 Jake Thomas Road, Pigeon Forge, TN 37863 or by mail at P.O. Box 1390, Pigeon Forge, TN 37868-1390. Any questions concerning this bid can be directed to David.Peal@cityofpigeonforgetn.gov or Douglas.Ralph@cityofpigeonforgetn.gov or by calling 865-429-7615. Site visit is required to be scheduled and completed prior to bid opening. The envelope containing the bid must be sealed and bear the following information:

- Name of Bidder
- Bidder's Address
- Bid Enclosed: Chimney Renovation & Repair

The Owner may consider informal any bid not prepared and submitted in accordance with the provisions hereof, and may waive any informality or reject any and all bids. Any bid received after the time and date specified may not be considered.

QUALIFICATIONS OF BIDDERS

The Owner may make such investigations as he/she deems necessary to determine the ability of the Bidder to supply the necessary equipment and the Bidder shall furnish to the Owner all such information and data for the purpose as the Owner may request. The Owner reserves the right to reject any bid if the evidence submitted by, or investigated of, such Bidder fails to satisfy the Owner that such Bidder is qualified to carry out the obligations of the contract by supplying the equipment contemplated therein. Bidders must be able to service and carry out any warranty issues within a timely manner. Conditional bids will not be accepted.

METHOD OF AWARD – LOWEST QUALIFIED BIDDER

This contract is to be awarded to the lowest bid submitted by a responsible Bidder that does not exceed the amount of funds then estimated by the Owner as available to finance the purchase. If such bid exceeds such amount, the Owner may reject all bids or award the contract on the lowest bid with such deductible alternatives to produce a net amount that is within the available funds.

The Owner reserves the right to determine the low Bidder by durability and maintenance cost over the life of the product. This may be done by means of experience or research. Initial cost may not solely determine low bid.

In the case of error or discrepancy in the mathematics of the bid price, the unit prices shall prevail.

Scope:

- Replacement of all flashing around the chimneys and re-installation of any façade or roofing materials removed to complete said replacement. Some façade materials will require removal and replacement to complete project.
- All new flashing material will be copper, all joints will be brazed together.
- All joints of the chimneys between the roof transition points to the vertical walls of the building will have copper flashing installed behind the facade closing any gap. Façade material to be reinstalled over the new flashing.
- Install any missing facade material at repair or replacement location.
- The full exterior facade of the chimneys are to be cleaned.
- The chimney cap must be cleaned, all attachment points resealed.
- Chimney caps are to be painted, color sample to be submitted with quotation.
- All electrical boxes on the caps will be inspected for water tightness and replaced if needed.
- Any conduit that is showing signs of rust or failure must be replaced.
- The ceiling within the building around the chimneys that have water damage is to be repaired and painted to match the ceiling color.
- Any wood inside the chimney shafts that has water damage to the point that the wood has failed is to be replaced.
- The steel structure within the chimney shafts that have rusted are to be painted with a rust inhibitor.

- All repairs must be water tested by simulating storm water conditions.
- The work area outside the building must have a controlled area on the ground as a safety zone.
- All work performed must have a 2 year warranty.
- The quotation must contain a method statement, material that that will be used and time frame for the repair. The time frame is to be broken down per chimney.

A site visit and inspection of the work area inside and outside of the building must be done. LeConte Center will supply the needed lift for the work area inspection.

OBLIGATION OF BIDDERS

At the time of the opening of bids, each Bidder will be presumed to have read and be thoroughly familiar with the specifications. The failure or omission of any Bidder to examine all the forms, instruments, and documents shall in no way relieve the Bidder from any obligation in respect to his/her bid.

SHIPPING / DELIVERY

It will be the responsibility of the bidder to deliver all products to the owner at 2896 Teaster Lane, Pigeon Forge TN with all shipping cost being included in the bid price.

SUBMITTALS

Product Data: Specifications on all products to be supplied

A referral of similar projects completed (up to 3) should be enclosed within the bid submitted.

INSURANCE

Bidder awarded the project must provide a certificate of liability insurance in the amount of one million dollars (\$1,000,000) with the City of Pigeon Forge TN listed as an additional insured as well as proof of Workman's Comp Insurance, if applicable.