

Renovate Science Labs – Phase II (RSL-II)

Pre-Bid Meeting

Invitation for Bids No. 180576

April 7, 2011

Meeting Agenda

- Contract Requirements – Larissa (Lana) Roupe
- Construction Safety – Ray Costa / Donald Farnam
- Project Overview – Steven Cannella
- Project Design – Bergmann Assoc.
- Project Site Visit – B555 Chemistry / B510 Physics

Points of Contact

- Larissa (Lana) Roupe

Contracts Specialist

Procurement & Property Management

Phone: (631) 344-2268

Fax: (631) 344-2884

Email: lroupe@bnl.gov

- Lee Pearce

Contracts Specialist

Procurement & Property Management

Phone: (631) 344-5785

Fax: (631) 344-2884

Email: lpearce@bnl.gov

Procurement Documents

All Procurement Documents will be posted to FedBizOpps.gov (Solicitation No. 180576-RSL-II) including:

- Invitation For Bids and attachments,
- Specifications and Drawings link, and
- Any Amendments.

Register for the FedBizOpps.gov “WATCH LIST”, for automatic notifications of any Amendments to this solicitation.

Type of Procurement

- Firm Fixed Price – Lump Sum Bid.
- Qualification Criteria: Go / No-Go.
- All work under this solicitation is Davis-Bacon covered work. Prevailing wages are provided in bid documents.
- Required: Bid Bond, with bid.
- Payment Bond, Performance Bond, Insurance and Health and Safety Plan required 14 days after award.

Basis of Award

- This is a Lump Sum Procurement. Award will be made to the bidder whose bid is lowest, and who meets the qualification requirements.
- BSA reserves the right to reject any or all bids or accept any bid without discussions.

Projected Schedule

- Pre-Bid Meeting: April 7, 2011
- Bids Due: May 5, 2011
 - Amendment is forthcoming to address any RFI's to date.
- Anticipated Award: July 28, 2011

Construction Safety

Contractor is solely responsible for safety on the job site, including subcontractors, vendors, deliveries and guests.

Construction Safety

- A Construction Health and Safety Plan (HASP) is Required, after award
 - BNL will provide a template
 - Detailed Phase Hazard/Safe Work Plan Analysis (PHA) required for each task performed
 - Plan subject to acceptance by BNL Safety Professionals

- Industrial Hygiene
 - Contractor responsible for IH monitoring

Construction Safety

- Required to have a Contractor Safety Representative and alternate:
 - OSHA 30 Hour Training
 - Familiarity with 29 CFR 1926 as it applies to the work being performed, for example
 - 29 CFR 1926 Subpart L if you are using scaffolds
 - 29 CFR 1926 Subpart M if you are using fall protection
 - 29 CFR 1926.417 if you are lock-out and tagging circuits

Construction Safety

- Contractor Safety Representative must be:
 - able to implement your HASP and PHA
 - Evaluate the job site for any unsafe conditions and take appropriate actions to eliminate the condition
 - be present at BNL whenever work is being performed per the T&C's
 - or all work will be stopped
 - One Safety Representative for each building
 - Shared alternate is acceptable, however there must be a Safety Representative or Alternate in each building when work is being conducted

Construction Safety

- Contractor Safety Representative responsibilities include:
 - To continually evaluate the hazards of the work and instruct employees as to site and job-specific hazards
 - Conducting weekly Safety Toolbox meetings with all employees
 - Conducting documented daily jobsite inspections
 - Ensuring all workers on the job site wear minimum required PPE at all times
 - Ensuring all workers on the job site wear appropriate PPE for their particular task as defined in the PHA

Construction Safety

- Strict Adherence to OSHA/DOE/BNL Standards
 - WWW.bnl.gov/ppm/safetylinks.asp
- BNL inspectors have Stop Work Authority
- Minimum full Personal Protective Equipment (PPE) required at all Times:
 - Safety Glasses with side shields, hard hats, high-visibility apparel, proper footwear
- Other Personal Protective Equipment as required per your approved HASP & PHA

Construction Safety

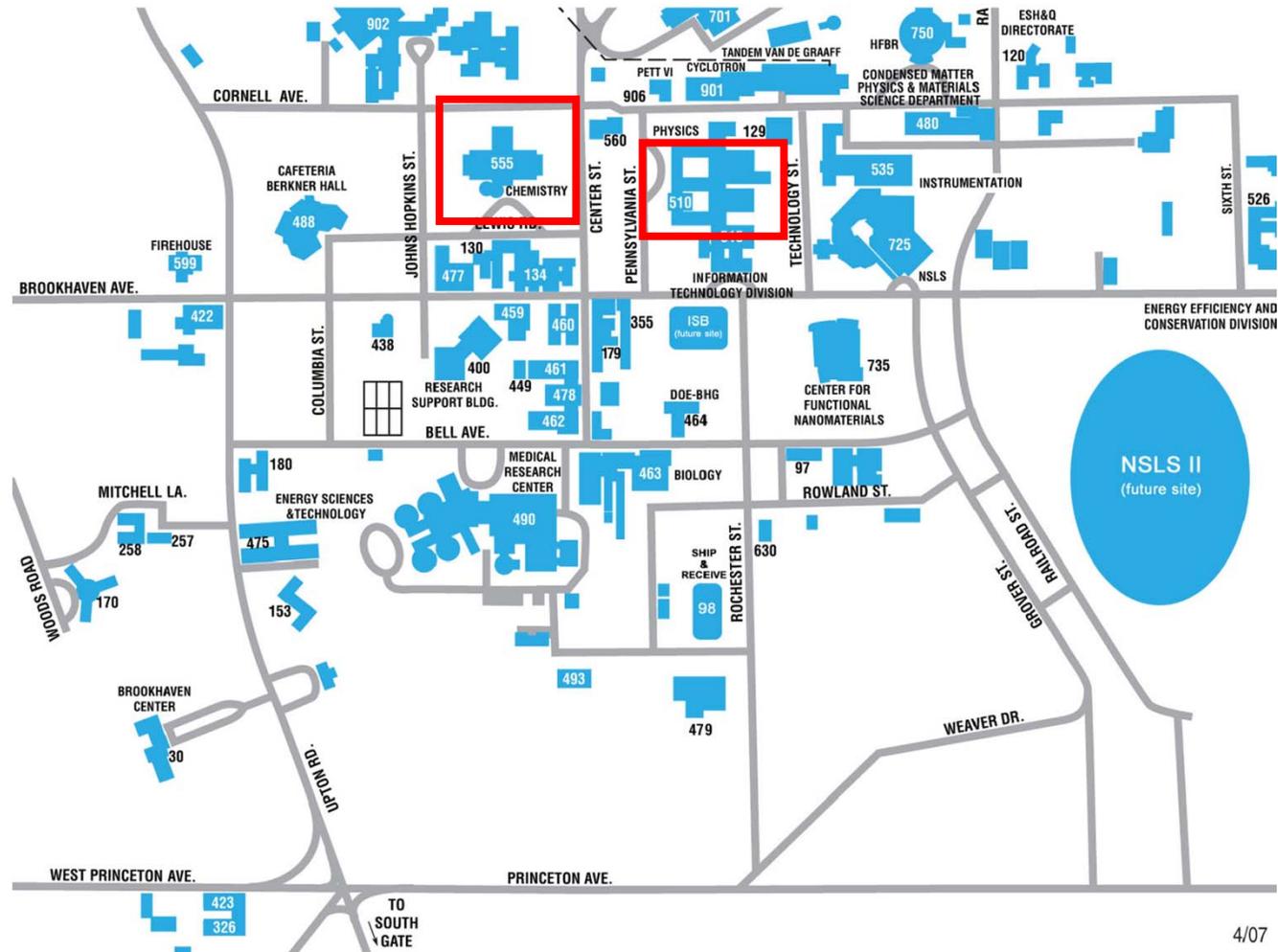
- Requirements to keep in mind
 - Hot Work, Welding, and Cutting Permits
 - Working on/near Energized Equipment Permits
 - Confined Space Permits
 - Cranes, trucks and heavy equipment
 - Inspections required prior to use on site
 - Traffic Safety is strictly enforced
 - Clean and organized Work Site
 - Selection and designation of Competent Persons
 - As defined by governing spec, e.g., OSHA
 - Does not need to be your Safety Representative

Construction Safety

- Summary
 - Safety is not negotiable
 - It is a job performance expectation
 - DON'T Be Surprised!!
 - Read the contract carefully for environmental, safety and health requirements
 - Strictly enforced by BNL and DOE
 - We are available to answer your questions

RSL-II Project Overview

Location

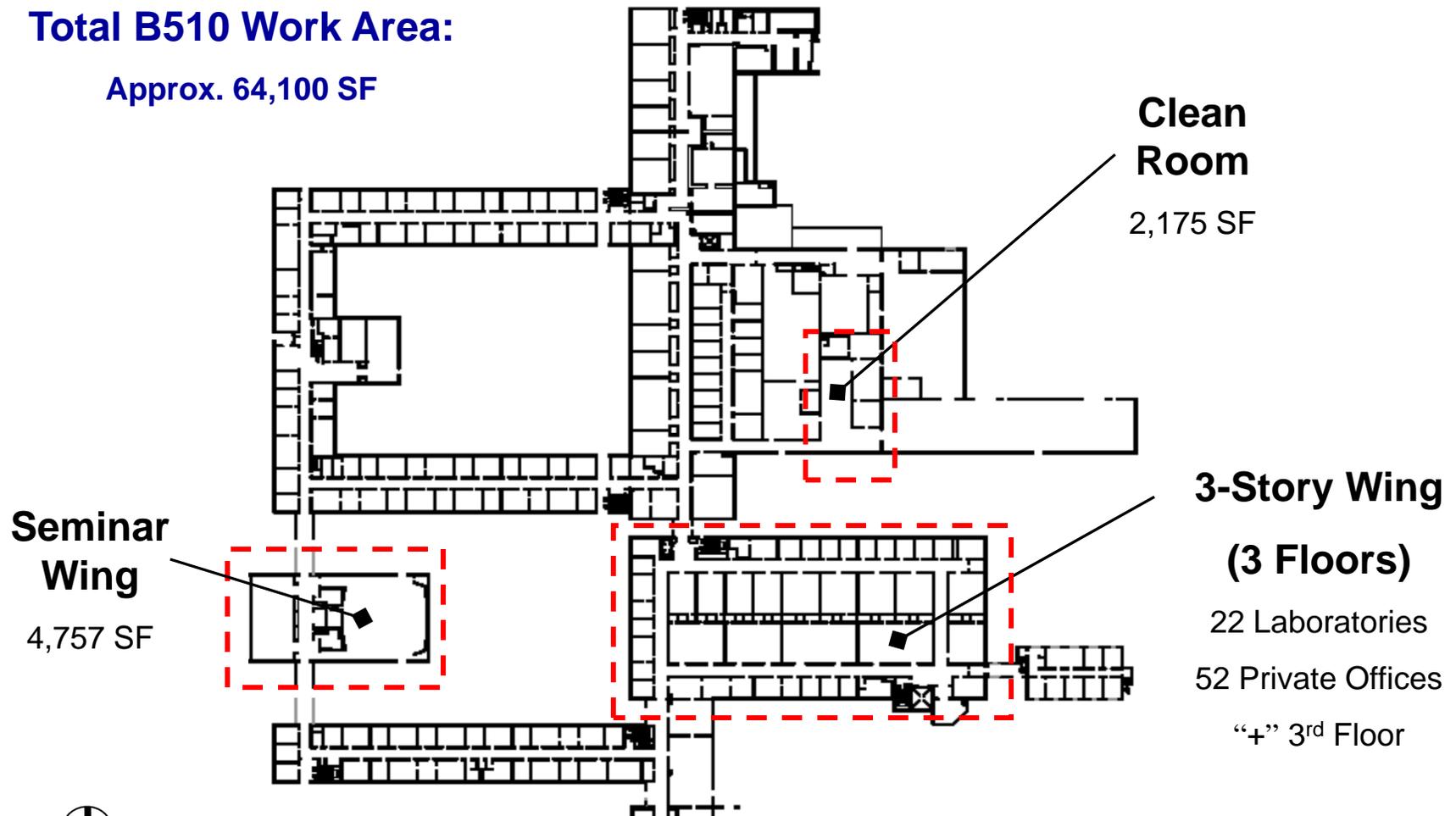


4/07

Overview – Building 510

Total B510 Work Area:

Approx. 64,100 SF



Seminar Wing

4,757 SF

Clean Room

2,175 SF

**3-Story Wing
(3 Floors)**

22 Laboratories

52 Private Offices

“+” 3rd Floor

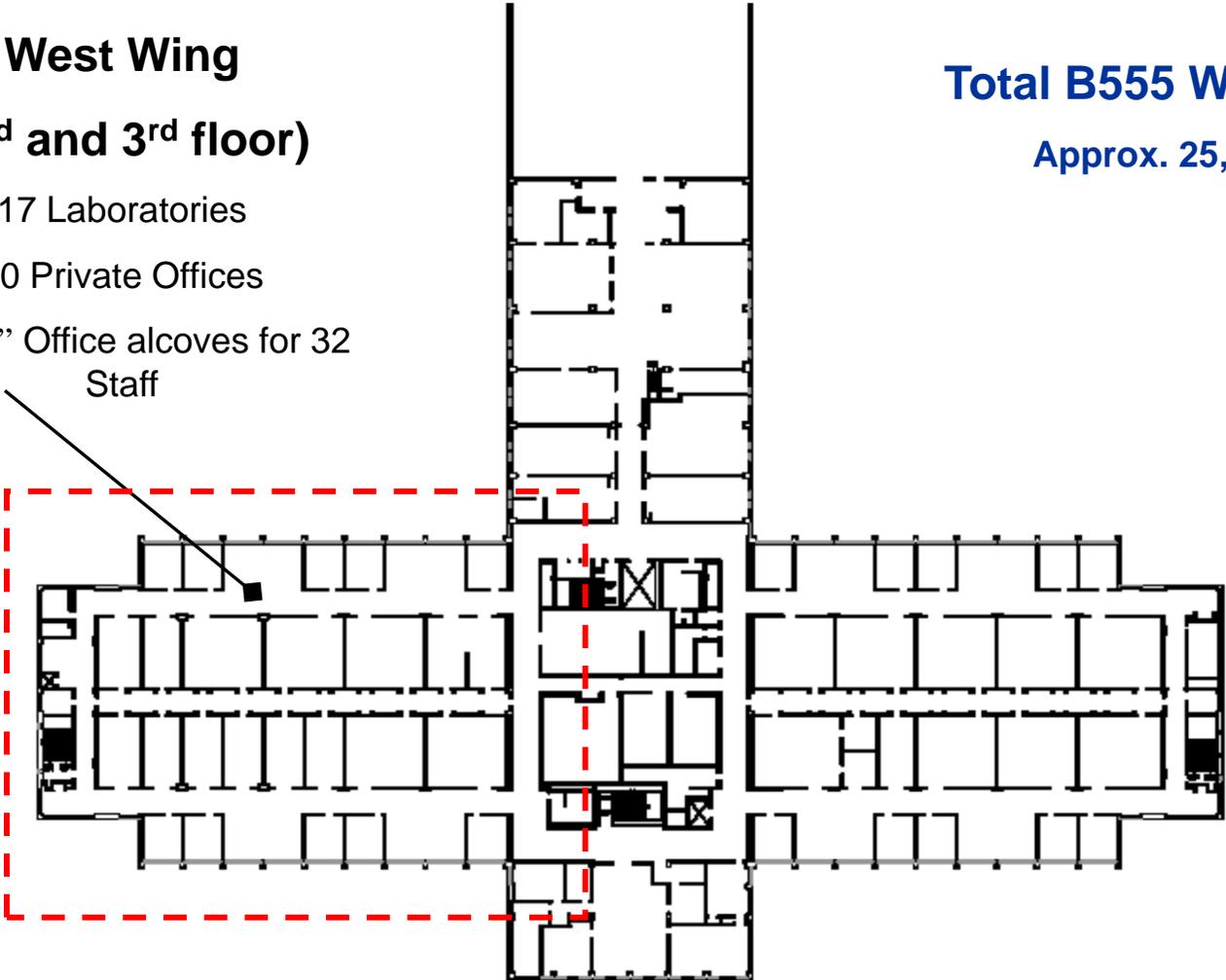


Overview – Building 555

West Wing (2nd and 3rd floor)

- 17 Laboratories
- 20 Private Offices

“Open” Office alcoves for 32 Staff



Total B555 Work Area:
Approx. 25,894 SF

Add Alternates

Add Alternates			
Alternate 1	B555 office furniture package	Alternate 6	B555 replacement of remaining exterior windows
Alternate 2	Complete replacement of B555 lab glass storefront system vs. patch and repair	Alternate 7	B510 replacement of existing RPV
Alternate 3	B510 AV equipment package allowance and new B555 lab clock system	Alternate 8	B510 and B555 new lightening protection systems
Alternate 4	B555 Connection of first floor west wing to new manifolded exhaust system		
Alternate 5	B510 office furniture package		

Deduct Alternates

Deduct Alternates

Alternate 9	Interior finish package		
Alternate 10	B510 Elevators (2)		
Alternate 11	B555 Elevators (2)		
Alternate 12	B555 Fit-out of labs 221 and 222		
Alternate 13	B510 Seminar wing scope of work		

Project Phasing - Milestones

- **Phase I – Target Completion Date May, 2012 (Clean Room), Feb. 2013 (B555 Scope) - Space Available October 1, 2011**
 - **B555 Scope of Work**
 - **B510 Seminar Wing**
 - **B510 First Floor Clean Room**

- **Phase II – Target Completion Date May, 2013 - Space Available April 1, 2012**
 - **B510 3-Story Wing**

Building Commissioning (Cx)

■ Cx Firm will develop

- Cx Plan – Describes the Cx process
- Equipment Installation/Startup Checklists
- Equipment Functional Tests

■ Contractor's Responsibilities

- Participate in Cx Meetings
- Submit Product Literature for Equipment
- Complete Installation and Start-up Checklists
- Operate Equipment during Testing
- Correct Deficiencies

Building Commissioning (Cx)

■ Select Equipment and Systems

HVAC Systems

Electric Power System

Data and Communication Systems

Chilled Water System

Elevators

Domestic water system

Plumbing Systems

Clean rooms

Building Automation and Control System

Occupancy Sensor Lighting Controls

Compressed Air System

Steam System

Security Systems/Interlocks

Sanitary waste and vent system

Process Cooling Water

Laboratory hoods and pressurization

LEED Requirements

- **Identification of LEED Project Manager**
- **Designed to achieve LEED CI 2009 rating - Silver**
- **Construction Waste Management Plan**
- **IAQ Plan During Construction**
- **IAQ before Occupancy**
- **Record Keeping and documentation**
- **Assist in the Building Commissioning Process**

Temporary Facilities

- **GC Field Office – One required**
 - Temporary fencing of work areas required – Designated contractor parking
- **Source for Water**
 - Contractor to provide Reduced Pressure Zone (RPZ) at Hydrant including backflow preventer
 - Contractor to extend for construction needs
 - No charge for water use
- **Source for Electric / Phone / Data**
 - Construction panels identified in documents
 - Contractor to extend for construction needs
 - No charge for electric use

Site Visits

■ Today

- **General project overview and tour of proposed work areas at B555 and B510**

■ Scheduled Inspections for Trades

- **Thursday April 14th - 9:00 am B555 / 1:00 pm B510**
- **Thursday April 21st - 9:00 am B510 / 1:00 pm B555**
- **Notify BNL by e-mail with all attendees names 48 hrs in advance**
- **Must be US Citizens**
- **Required PPE – Safety glasses with side shields**

*** All questions to be submitted in writing ***

BNL Site Preparation Activities

- **Contaminated Fume Hood and Ductwork Removal**
 - Multiple projects executed for the complete removal of all B555 contaminated fume hoods and suspect associated ductwork.
- **Removal of Existing Laboratory Sink Traps**
 - All lab sink traps are in the process of being surveyed and removed by BNL according to BNL SBMS procedures.
- **Abatement of Suspect Heavy Metal Dusts – Surface Contamination**
 - All horizontal surfaces in all labs will be wiped down prior to start of contractors work.

Design Overview

**Bergmann
Associates**



Brookhaven Science Associates
U.S. Department of Energy