

COZZARELLI CIRMINIELLO ARCHITECTS, LLC

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6 December 2022

Thomas Banker, Borough of Caldwell Business Administrator
Borough of Caldwell
1 Provost Square
Caldwell, New Jersey 07006

Re: Bid Opening Results for Foundation & Superstructure Contract for
New Municipal Building, Borough of Caldwell, New Jersey

Dear Mr. Banker:

The following Bid Results for the referenced project has been reviewed by this office. Two (2) bids were received before the 11:00 AM deadline as per the bid notice. One of the bids was received at the Borough of Caldwell's facility at 24 Smull Avenue, Caldwell, NJ 07006 and a second bid was received at the municipal trailer building at 24 Smull Avenue, Caldwell, New Jersey. The contractor ALNA Construction Corporation, delivered their bid to 24 Smull Ave and contractor APS Contracting Inc., delivered their bid to the new Municipal trailer building at 24 Smull Avenue. This resulted in bids not being opened at the same time. Mary Kate Serratelli, Esq., Caldwell Borough Counsel was consulted, reviewed the matter and directed for the bid to proceed.

The received bids were as follows:

ALNA, 100 Plaza Center #2, Secaucus, NJ 07094	\$4,687,000
APS, 155-161 Pennsylvania Ave., Paterson, NJ 07503	\$3,535,893

The estimated bid for this project was anticipated not to exceed \$3 million. Both bids substantially exceeded this estimate. Therefore, it is recommended that the Council reject both bids, and then either re-bid the Foundation & Superstructure Contract or bid the entire building project when all of its documents have been completed.

Respectfully submitted,

Robert Cozzarelli, FAIA

Robert Cozzarelli, FAIA
NCARB, PP, CID

BID SUBMITTED BY: ALNA Construction Corp.

ADDRESS: 100 Plaza Center Suite 2, Secaucus, NJ 07094

MADE THIS 6th day of December 2022.

TO: BOROUGH OF CALDWELL
24 Smull Avenue
Caldwell, NJ 07006

PROPOSAL: In compliance with the Instructions to Bidders, the undersigned hereby proposes to furnish all labor and materials and perform all work for the: **FOUNDATIONS & SUPERSTRUCTURE CONTRACT**
for the Project entitled: **New Municipal Building**
for the Owner entitled **Borough of Caldwell, NJ 07006,**
such work and Contract to be performed in strict accordance with the Bidding Documents, Drawings, Specifications, and General Conditions dated 11/15/22, including all Addenda to said Bidding Documents, Drawings, and Specifications, as prepared by Cozzarelli Cirminiello Architects, for the total consideration of the following amount:

1. **BASE BID CONTRACT SUM:** \$ 4,687,000.00
FOUR MILLION SIX HUNDRED EIGHTY SEVEN THOUSAND DOLLARS

2. **ALTERNATES:** No Alternate Prices are requested at this time.
3. **UNIT PRICES:** As requested for Site Improvements on the following page.
4. **ALLOWANCES:** Any allowances can be found in the Technical Specifications.
5. **ABSORPTION OF COST INCREASES:** The undersigned Bidder agrees to assume all applicable increases in labor rates and material and equipment prices which may develop during the life of this Contract.
6. **TIME TO COMPLETE:** Work on the General Contract is scheduled to commence as soon after signing of the Contract as weather permits. Bidder agrees that if awarded the aforesaid Contract, Bidder will, for the Base Bid Contract Sum (which sum includes all Project allowances) plus awarded Alternates, complete all work, including necessary overtime, within: **ONE HUNDRED FIFTY (150)** calendar days after issuance by Owner of a Notice to Proceed. The Contractor will be subject to liquidated damages if the work is not completed within that time.
7. **BID ACCEPTANCE:** If written notice (Award) of acceptance is given within sixty (60) days following the date of bid opening (unless extended pursuant to N.J.S.A. 40A:11-24), the undersigned will within seven (7) calendar days after tender of a form of Contract to the undersigned, execute and return such Contract together with the Contract (Performance, Payment, Completion, and Maintenance) Bond(s) in the full amount of the Contract, in accordance with the Contract terms and the Instructions to Bidders and Bid Documents. Pursuant to N.J.S.A. 40A:11-24, the bids of any bidders who consent thereto, may, at the request of the Owner, be held for consideration for such longer period as may be agreed. This Bid may be withdrawn at any time prior to the scheduled Opening of Bids or any authorized postponement thereof, and within 5 days after bid opening due to mistake, per N.J.S.A. 40A:11-23.3.

MANDATORY LIST OF SUBCONTRACTORS

Foundations & Superstructure Contract, New Municipal Building, Borough of Caldwell, NJ

In compliance with NJSA 40A:11-16, the undersigned hereby lists the name or names of the following subcontractors:

ORNAMENTAL IRON,

MISC. METALS &

STRUCTURAL STEEL: NAME:

APBA METAL WORKS INC

ADDRESS:

337 RIVER ST. PATERSON, NJ 07624

TELEPHONE:

973-684-0808

SUBCONTRACT AMOUNT:

\$ 1,505,000.00

PLUMBING & GAS:

NAME:

- N/A -

ADDRESS:

TELEPHONE:

SUBCONTRACT AMOUNT:

\$

HVAC WORK:

NAME:

- N/A -

ADDRESS:

TELEPHONE:

SUBCONTRACT AMOUNT:

\$

ELECTRICAL WORK: NAME:

MEAL ELECTRIC COMPANY

ADDRESS:

74 SOUTH MAIN ST. PEARL RIVER, NY 10965

TELEPHONE:

201-658-9292

SUBCONTRACT AMOUNT:

\$ 25,000 -

Contractor is advised that any change of subcontractor(s) from the ones listed herein is subject to the Owner's approval. Change of subcontractor(s) may be approved only if permitted by law, made for good cause and not as a result of an arbitrary purpose.

Witness:

Bhadreshkumar Patel

Company Name:

ALNA Construction Corp.

Company Address:

100 Plaza Center Ste 2, Secaucus, NJ 07094

Date: 12/06/22 By:

R. Shah

Original Signature:

Rajesh G. Shah

Printed Name & Title:

Vice President

Section BF
Bid Form

BID SUBMITTED BY: APS Contracting, Inc
ADDRESS: 155-161 Pennsylvania Ave, Paterson, NJ 07503
MADE THIS 6th day of December 2022.

TO: **BOROUGH OF CALDWELL**
24 Smull Avenue
Caldwell, NJ 07006

PROPOSAL: In compliance with the Instructions to Bidders, the undersigned hereby proposes to furnish all labor and materials and perform all work for the: **FOUNDATIONS & SUPERSTRUCTURE CONTRACT**
for the Project entitled: **New Municipal Building**
for the Owner entitled **Borough of Caldwell, NJ 07006,**
such work and Contract to be performed in strict accordance with the Bidding Documents, Drawings, Specifications, and General Conditions dated 11/15/22, including all Addenda to said Bidding Documents, Drawings, and Specifications, as prepared by Cozzarelli Cirminiello Architects, for the total consideration of the following amount:

1. **BASE BID CONTRACT SUM:** \$ 3,535,893.00

Three million five hundred thirty five thousand DOLLARS
eight hundred ninety-three dollars & zero cents

2. **ALTERNATES:** No Alternate Prices are requested at this time.

3. **UNIT PRICES:** As requested for Site Improvements on the following page.

4. **ALLOWANCES:** Any allowances can be found in the Technical Specifications.

5. **ABSORPTION OF COST INCREASES:** The undersigned Bidder agrees to assume all applicable increases in labor rates and material and equipment prices which may develop during the life of this Contract.

6. **TIME TO COMPLETE:** Work on the General Contract is scheduled to commence as soon after signing of the Contract as weather permits. Bidder agrees that if awarded the aforesaid Contract, Bidder will, for the Base Bid Contract Sum (which sum includes all Project allowances) plus awarded Alternates, complete all work, including necessary overtime, within: **ONE HUNDRED FIFTY (150)** calendar days after issuance by Owner of a Notice to Proceed. The Contractor will be subject to liquidated damages if the work is not completed within that time.

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APS Contracting Inc.
G3/BF-1 155-161 Pennsylvania Ave. CBMC: 11/15/22
Paterson NJ 07503

MANDATORY LIST OF SUBCONTRACTORS

Foundations & Superstructure Contract, New Municipal Building, Borough of Caldwell, NJ

In compliance with NJSA 40A:11-16, the undersigned hereby lists the name or names of the following subcontractors:

ORNAMENTAL IRON,

MISC. METALS &

STRUCTURAL STEEL: NAME:

J. H. D. S. LLC

Lincoln Park NJ 07035

ADDRESS:

107 Beaverbrook Rd, Suite 3

TELEPHONE:

973-782-3086

SUBCONTRACT AMOUNT: \$

PLUMBING & GAS:

NAME:

NIA

ADDRESS:

TELEPHONE:

SUBCONTRACT AMOUNT: \$

HVAC WORK:

NAME:

NIA

ADDRESS:

TELEPHONE:

SUBCONTRACT AMOUNT: \$

ELECTRICAL WORK:

NAME:

NIA

ADDRESS:

TELEPHONE:

SUBCONTRACT AMOUNT: \$

Contractor is advised that any change of subcontractor(s) from the ones listed herein is subject to the Owner's approval. Change of subcontractor(s) may be approved only if permitted by law, made for good cause and not as a result of an arbitrary purpose.

Witness:

Dragana Kioseska

Company Name:

APS Contracting, Inc

Company Address:

155-161 Pennsylvania Ave, Paterson, NJ 07503

Date:

12/6/22

By:

Svetozar Savreski - President

Original Signature:

Printed Name & Title:

Svetozar Savreski - President

APS Contracting Inc
155-161 Pennsylvania Ave.
Paterson NJ 07503