

Bid Due Date:	6/24/2025	Time Due:	02:00 PM	Submitted Via:	Sealed Envelopes
Estimated Value:	\$77,252	(excluding Contingencies and Dedicated Allowances)			
Project Name:	Weatherization Assistance Program - HVAC and Mechanical				
Project Location:	Four (4) Residential Locations				
License Requirements:	Primary:	General Building Contractor			
	Sub:	Electrical Contractor; Plumber, Master; General Mechanical, Master			
Scope of Work:	<p>(Contractor must obtain and submit all permits prior to performing any work).</p> <p><b>A. GENERAL CONDITIONS</b></p> <p>The contractor is responsible for verifying all existing dimensions, quantities and job site conditions prior to submitting his/her bid. The contractor shall not place any debris or equipment on adjacent properties. Contractor must clean all areas affected by work under this Contract. All left over debris must be removed and disposed of by legal means. Property must be left in broom clean condition. All related construction items removed or replaced shall become the property of contractor unless prior agreement with Owner has been reached in writing and approved by County. Contractor shall be responsible for any damage done to Owner's home, furnishings and personal property as a result of the work performed by Contractor under these Bid Specifications. The Contractor is responsible for scheduling and coordinating all subcontractor work. The Contractor shall provide all necessary materials, equipment and personnel who have the appropriate qualifications and experience to undertake the scope of work specifications. It is the Owner's responsibility to remove and replace all personal property to facilitate the performance of the work. This includes, but is not limited to, furniture, rugs, curtains, and alarm systems. Contractor shall repair/relocate any phone wires that are affected by this work; Owner is responsible for all TV cables or satellite wiring. The work shall be complete in the time limit(s) specified and in accordance with the work specifications and plans. If there are any conflicts between the Owner and the Contractor, the requirements cited in the Work Specifications shall prevail. Exception: Contractor and Owner must receive written approval from the Homeowner Association or Condo Association for all work items.</p> <p><b>B. CHANGE ORDERS</b></p> <p>No changes will be permitted to the Contract Agreement unless in an emergency nature, code violations, a requirement by the Building Department or other instances as deemed necessary and executed by the Contractor and County prior to the start of the Change Order work. In the event a change order is required, the Contractor shall provide picture images of the work to be performed prior to the commencement of the change order work.</p> <ul style="list-style-type: none"> <li>• Change orders must be authorized by the Program in advance. Authorization can be initiated verbally (e.g. over the phone) but must ultimately be in writing and signed off by Contractor and Program staff. Only approved written change orders will be acknowledged upon invoicing.</li> <li>• Change orders must be comprised of measures on the unit price list and will be paid at the same rates as the Contractor's unit prices.</li> </ul> <p><b>C. CODES, ORDINANCES AND PERMITS</b></p> <p>All work to be performed in the Contract Agreement, including plans and bid specifications, shall comply with all current building codes, ordinances, and permitting requirements from the County and/or applicable City. This includes the current Florida Building Code (F.B.C.) with the latest revisions. It is the Contractor's responsibility to identify and pull all required permits. The installation of all materials and products shall be done in accordance with the manufacturer's specifications and in accordance with the latest revised addition of the Florida Building Code, ordinances, permitting requirements, and Weatherization guidelines Contractors must inform the Project Manager if he/she is experiencing undue delays in the permitting process.</p> <p><b>D. BUILDING DEPARTMENT INSPECTIONS</b></p> <p>Building Department Inspections shall be as per Florida Building Code and Miami Dade County Building Code Work that has been concealed without a Compliance Inspection may result in payment delays or denial. The contractor shall be responsible for requesting all mandatory inspections as per the Florida Building Code and Miami Dade County Building Code.</p> <p><b>E. WORKMANSHIP &amp; MATERIAL STANDARDS</b></p> <p>The Contractor must perform work specified in the Work Specifications section in a high quality good workmanlike manner using specified materials or approved equals. Materials must 1) be high quality, 2) installed in accordance with the manufacturer's specs and 3) meet the requirements of building inspectors. All "equals" must be submitted and approved by the Program Manager. Final decision on workmanship will be determined by the Project Manager and/or Inspector.</p> <p><b>F. WORK SCHEDULE</b></p> <p>Contractor shall schedule and coordinate work with the Owner between the hours of 7:00 am and 6:00 pm, Monday through Friday. Requests to work before or after these hours and on weekends must be approved by the Owner. The Owner shall provide the water and electricity services necessary to accomplish this work. Work requiring a program inspection by a Project Manager can only be performed during normal business hours, Monday through Friday. The Contractor is responsible for scheduling and coordinating subcontractor work. The Contractor acknowledges that the Project Manager and Inspector shall perform pre and post inspections of all work performed. The Contractor must call and schedule a post inspection (Final Walk-Through) with the Project Manager. A ladder must be provided by the Contractor for the Inspector at the Final Walk-Through. Final and full payment for all work completed pursuant to the work specifications (as amended/modified, if applicable) shall be made upon completion of all inspections required by the program and the work has been deemed satisfactory.</p> <p><b>G. GENERAL WARRANTY</b></p> <p>Materials installed and work performed shall have a one-year Contractor warranty from the date of final acceptance of the work by the Owner and Project Manager. Roof warranties must be valid for a period of no less than five years from final completion date of all work required under this contract</p> <p><b>H. GENERAL CLEAN-UP</b></p> <p>Contractor is to provide clear and safe passageways in and around the structure during the project. Contractor to remove all debris and materials from in and around structure being repaired at the end of each workday. All shall be stored on site in a code approved storage container or dumpster and be legally dumped at a code approved dump or recycling center regularly and at the end of the project. In progress and final clean-up to include-but is not limited to-damp wiping, sweeping, mopping and vacuuming.</p> <p><b>I. PRIVATE AGREEMENTS</b></p> <p>It is understood that only the work contained in these permitted specifications shall be done. There shall be no private agreements of any kind between the Owner and Contractor other than</p>				

as referenced in the County's Invitation for bid.

**J. PERSONNAL PROTECTIVE EQUIPMENT – COVID-19**

Contractors must provide a copy of their completed Virtual Training Course for (PPE) Personal Protective Equipment prior to the issuance of any weatherization-related project.

**K. STOVE OR MICROWAVE VENTILATION:**

Makeup air required: Exhaust hood systems capable of exhausting in excess of 400 cubic feet per minute (0.19 m<sup>3</sup>/s) shall be mechanically or naturally provided with makeup air at a rate approximately equal to the exhaust air rate. Such makeup air systems shall be equipped with not less than one damper. Each damper shall be a gravity damper or an electrically operated damper that automatically opens when the exhaust system operates. Dampers shall be located to allow access for inspection, service, repair and replacement without removing permanent construction or any other ducts not connected to the damper being inspected, serviced, repaired or replaced. Exception: In a single-family dwelling, make-up air is not required for range hood exhaust systems capable of exhausting:

1. (a) Four hundred cubic feet per minute or less; or
2. (b) More than 400 cubic feet per minute but no more than 800 cubic feet per minute if there are no gravity vent appliances within the conditioned living space of the structure.

Location: Kitchen exhaust makeup air shall be discharged into the same room in which the exhaust system is located or into rooms or duct systems that communicate through one or more permanent openings with the room in which such exhaust system is located. Such permanent openings shall have a net cross-sectional area not less than the required area of the makeup air supply openings.

**L. INSTALL AERATORS**

In accordance with the County's Green Purchasing Guide, faucets and aerators solicited through this solicitation shall bear the U.S. Environmental Protection Agency's (EPA's) WaterSense label.

**M. INSTALL SHOWER HEADS**

In accordance with the County's Green Purchasing Guide, showerheads solicited through this solicitation shall bear the U.S. Environmental Protection Agency's (EPA's) WaterSense label.

**N. PROVIDE ENERGY EFFICIENT LED BULBS**

In accordance with the County's Green Purchasing Guide, Any products from a product category for which the Energy Star certification is available shall be Energy Star certified. When Energy Star labels are not available, products shall be Federal Energy Management Program (FEMP) designated energy-efficient products or the most energy efficient product available.

Light bulbs shall be Energy Star certified LED bulbs.

**O. REPLACE WINDOWS**

In accordance with the County's Green Purchasing Guide any products from a product category for which the Energy Star certification is available shall be Energy Star certified. Windows shall be Energy Star certified.

**P. REPLACE WATER HEATER**

In accordance with the County's Green Purchasing Guide, any products from a product category for which the Energy Star certification is available shall be Energy Star certified. When Energy Star labels are not available, products shall be Federal Energy Management Program (FEMP) designated energy-efficient products or the most energy efficient product available.

Water heaters in product categories for which an Energy Star certification is available shall be Energy Star certified. When Energy Star labels are not available, water heaters shall be Federal Energy Management Program (FEMP) designated energy-efficient products or the most energy efficient product available.

**Q. REPLACE REFRIGERATOR**

Per the Miami-Dade County Green Purchasing Guidelines, freezers and refrigerators must meet USDOE FEMP minimum efficiency standards specified in AHSRAE 90.1 (2022) standard.

Products and equipment without asbestos shall be prioritized whenever possible.

The use of chlorofluorocarbon and halon-containing refrigerants, solvents, and other products shall be phased out and new purchases of refrigeration systems shall not contain them.

**R. INSTALL ENERGY RECOVERY VENTILATOR**

In accordance with the County's Green Purchasing Guide, any products from a product category for which the Energy Star certification is available shall be Energy Star certified. The Energy Recovery Ventilator shall be Energy Star certified.

**S. INSTALL A/C THERMOSTAT**

In accordance with the County's Green Purchasing Guide, any products from a product category for which the Energy Star certification is available shall be Energy Star certified. The Thermostat shall be Energy Star certified.

**T. REMOVE AND REPLACE EXTERIOR METAL DOOR**

In accordance with the County's Green Purchasing Guide, any products from a product category for which the Energy Star certification is available shall be Energy Star certified. The exterior metal door shall be Energy Star certified.

**U. BATHROOM EXHAUST FAN**

In accordance with the County's Green Purchasing Guide, any products from a product category for which the Energy Star certification is available shall be Energy Star certified. The Energy Recovery Ventilator shall be Energy Star certified. The bathroom exhaust fan shall be Energy Star certified.

**V. AIR CONDITIONER REPLACEMENT**

Any products from a product category for which the Energy Star certification is available shall be Energy Star certified. When Energy Star labels are not available, products shall be Federal Energy Management Program (FEMP) designated energy-efficient products or the most energy efficient product available.

Devices for space heating, cooling, ventilation, dehumidification, humidification, water heating, air conditioning, or other HVAC systems must meet US Department of Energy (USDOE) FEMP minimum efficiency standards specified in AHSRAE 90.1 (2022) standard pursuant to Resolution R-1053-09 or the most recent applicable ASHRAE 90.1 standard.

The use of chlorofluorocarbon and halon-containing refrigerants, solvents, and other products shall be phased out and new purchases of heating, ventilation, air conditioning, and refrigeration systems shall not contain them.

Work Site Address: 12301 SW 250 Terrace

**REPLACE BATHROOM EXHAUST FAN:**

Furnish and install a new 100 CFM exhaust fan with 1 sone or less in the ceiling Remove any attic insulation from around the fixture. The bathroom exhaust fans must have a minimum mechanical exhaust capacity of 50 cfm (cubic feet per minute) when operated intermittently Efficiency and quiet equipment at time of installation completed. Exhaust air from bathrooms must be exhausted directly to the outdoors with bugs screening and cannot be recirculated within the residence or discharged into an attic, crawl space, or other areas inside the building. Securely mounted fan using mechanical fasteners and per manufacturer's specifications so that fan housing does not shake, rattle, or vibrate when operating and. Ensure fan and service disconnect switch are accessible for maintenance according to NEC, or applicable building code Material and methods must meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and comply with Miami-Dade County mechanical building codes regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$400.00 per Bathroom. Follow SWS work specifications.

Materials \_\_\_\_\_ Location: Bath 1 & Bath 2

Labor \_\_\_\_\_ Quantity: 2

**REPAIR OR REPLACE DRYER VENTILATION:**

Select dryer transition ducting materials that are UL 2158A approved and less than 8 feet in total length with no joints. Select primary dryer ducting material that is 28-gauge metal with a smooth interior Smooth airflow that does not collect lint be UL approved for dryers be installed according to manufacturer specifications be airtight when dryer is operating Safe and airtight lint collection. Vent all clothes dryers outdoors, install a dryer booster fan that is listed and labeled to UL 705 for dryer ducts exceeding 35' in equivalent length. Install ducts according SWS work specifications detail for "Ventilation Ducts" Dryer ducted too outdoors durably and effectively. If a lint collection device is installed, it must: be UL approved, for dryers to be installed according to manufacturer specifications be airtight when dryer is operating. Safe and airtight lint collection. Vent dryer through a termination manufactured for use with dryers that include a backdraft damper. Follow SWS work specifications. Dryer termination is effective, safe and does not inhibit flow. Seal all duct connections with 181B or 181B-M listed material Airtight ducts

Materials \_\_\_\_\_ Location: W/D Closet

Labor \_\_\_\_\_ Estimated Quantity: 3 linear Ft

**INSTALL ENERGY RECOVERY VENTILATOR:**

Select Energy Recovery Ventilators (ERV) that are ENERGY STAR®, equivalent, or better. Select efficient equipment. This whole building ventilation must be installed in a dwelling unit to provide indoor air quality that is acceptable to human occupants. Ventilator requirements are 40 to 50 CFM's continuous flow and a rating of 1 zone or less. Contractors must follow program guidelines and information provided by the ASHRAE 62.2 VENTILATION CFM rate. Install all electrical wiring according to the manufacturer specifications and applicable code. All installation terminations: per manufacturer's specifications and applicable code. All jobs must meet and be according with SWS work specifications. The ducts must vent directly to the outdoors with bugs screening (Through an insulated duct to gable or wall) never into the attic or into other locations within the home. Materials and methods must comply with Miami-Dade County regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$1,100.00.

Materials \_\_\_\_\_ Location: Hallway

Labor \_\_\_\_\_ Quantity: 1

Permit Fees \_\_\_\_\_

**INSTALL SMOKE DETECTORS:**

Furnish and install battery-operated smoke alarms that are listed and labeled in accordance with UL 217 and have sealed, non-replaceable, 10-year batteries along with a tamper proof cover is required. Install battery-operated smoke alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install battery-operated smoke alarms in accordance with the manufacturer's instructions and Miami Dade residential code.

Materials \_\_\_\_\_ Locations: In All Locations needed

Labor \_\_\_\_\_ Quantity:4

**INSTALL CO DETECTOR:**

Furnish and install CO alarms (Carbon Monoxide Detector) that are listed and labeled in accordance with UL 2034, or approved by the authority having jurisdiction, and have a minimum of: 10-year manufacturer's warranty Contain internal non-replaceable batteries along with tamper proof covering near gas appliances. Install CO alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install CO alarms in accordance with the manufacturer's instructions The installed location must not interfere with or obstruct any cabinet or drawer functions.

Materials \_\_\_\_\_ Location: Hallway Sleeping Room Area

Labor \_\_\_\_\_ Quantity: 1

**PROVIDE A/C AIR FILTER:**

Remove and replace disposable pleated AC filter with filtration must meet a minimum efficiency of MERV 8 or better and leave the extra with homeowner. Filter opening must allow filter to be fully removed and inserted without bending or damaging the filter

Materials \_\_\_\_\_ Quantity: 2

Labor \_\_\_\_\_

**PROVIDE LED LIGHT BULBS:**

Furnish new Energy Star certified LED bulbs, and replace incandescent light lighting level quality required for the intended application (e.g., task lighting, hazards lighting, nightlights) is the highest level of efficiency within a technology (e.g., LED bulbs) are ENERGY STAR® qualified, equivalent or better, and UL approved

Install lighting in accordance with manufacturer specifications and applicable code (i.e., NFPA 70,

NFPA 101, NECA/IESNA 500)

If applicable, clean the lens and reflector before installing new bulb. Safe and proper installation. Permanently remove old products from job sites and recycle or dispose of in accordance with local and federal law (e.g., EPA Section 608 of Clean Air Act of 1990)

Materials \_\_\_\_\_ Quantity 12

Labor \_\_\_\_\_ Location: In All Locations

#### INSTALL AERATORS:

Furnish and install Faucet aerators with a flow rate of 2.2 GPM or less, constructed of solid brass with polished chrome finish. Maximum flow rate of 2.2 GPM (gallons per minute) Kitchen must be swiveling type with multi spray. Faucet aerators will be tested to determine if equipment is tightened adequately to prevent leakage at the point of connection.

Materials \_\_\_\_\_ Quantity: 3

Labor \_\_\_\_\_ Locations: In All Locations

#### INSTALL W/H PIPE INSULATION:

Insulate exposed hot and cold-water pipes from water heaters only. Insulate cold water pipes within specified (4) linear feet of heater and all accessible hot water pipes. Do not cover the following items: T & P valve, valve handles, control and safety devices, T & P drain line, and any leaking pipes. Use standard pre-formed type to fit standard pipe diameters, must be a minimum of 3/4" thick and have an R-Value of R-3.5 or more.

Cover all elbows and cure pipes without compression or gaps. All seams must face down on horizontal pipes and be taped or glued shut. Select durable and correctly sized pipe insulation that: is a minimum of R-3 is a vapor retarder is the correct interior diameter to match pipes is UV-protected if installed outside. Seal all pipe insulation seams, joints, connections with tape, tie straps, or other independent means (i.e., manufactured adhesive seam seal is not sufficient) Safe, continuous, and durable installation. All repair and installation must be according with SWS work specifications.

Materials \_\_\_\_\_ Locations: Hallway

Labor \_\_\_\_\_ Estimated Quantity: 4 Linear Ft

#### REPAIR OR REPLACE WATER HEATER JUNCTION BOX AT W/H CLOSET:

The replacement of damaged components, such as corroded wires, loose connectors, or a damaged junction box, will need to be replaced with new, high-quality parts. Ensuring all electrical connections are secure and properly insulated is crucial for safety and proper functionality. Repair holes and close, patch any opening surrounding the box inside w/h closet and match adjacent to the surface area of the wall. There should be NO air infiltration or exfiltration inside where W/H resides after repairing. Once the junction box is repaired, it needs to be reassembled and tested to ensure it is functioning correctly and safely. Ensuring the electrical wiring to the water heater is properly connected, safe and compliant with local codes.

Ensuring the Junction boxes are securely covered with appropriate, durable covers. Enclose all wiring splices inside a location-appropriate (e.g. wet-location, outdoor, indoor, etc.) UL listed electrical enclosure per the NEC. Wiring splices are safely enclosed in appropriate enclosure in compliance with applicable code (e.g., NFPA 70, IRC, IBC, IMC) and manufacturer specifications.

Materials: \_\_\_\_\_ Location: W/H Closet

Labor \_\_\_\_\_ Estimated Quantity: 2 SQFT

#### REPAIR WEATHERTIGHT WINDOW TO CLOSE PROPERLY:

Furnish and install all necessary materials and labor to install or replace any window components, tracks, sashes lubricate, and tightening adjusting balances any misaligned sashes, tracks, loose hardware, screws on hinges, handles etc.

Replace any broken parts and locking mechanism worn, missing, damaged weatherproofing on exterior portions of window (flashing, glazing, caulking, sealant, paint, locks hardware to have all designated windows restored and repaired to function as originally intended.

Select sealants that are compatible with their intended surfaces, allow for differential expansion and contraction between dissimilar materials. Pest-resistant materials meet the requirements of the applicable fire safety code (e.g. thermal or ignition barriers). . All repair and installation must be according with SWS work specifications.

Do not seal weep holes or intentional drainage locations

Material \_\_\_\_\_ Location: In all locations

Labor \_\_\_\_\_ Quantity: 6

#### REPAIR DRYWALL AT BATHROOM CEILING:

Repair interior drywall at bathroom ceiling, provides all material and labor necessary to close, patch and match adjacent of the surface area. Repair areas may be, but are not limited to, 1/2", 5/8", GWB, MRGWB, and or Duroc board.

Repair the bathroom ceiling, assess the damage, and remove all loose or damaged materials. Then, repair or replace the drywall, sand and smooth the area, prime with a mold moisture-resistant primer. When repairing or replacing ceiling drywall, choose mold moisture-resistant materials. All materials used in weatherization must resist mold and rot if exposed to moisture and humidity. All jobs must meet and be according with SWS work specifications

Materials: \_\_\_\_\_ Location: Master Bedroom Hallway

Labor \_\_\_\_\_ Estimated Quantity: 3 SQF

#### REPAIR SLIDING GLASS DOOR:

Furnish and install all necessary materials and labor to install or replace any window components, tracks, sashes lubricate, and tighten adjusting balances any misaligned sashes, tracks, loose hardware, screws on hinges, handles worn weatherstrips etc.

Replace any broken parts and locking mechanism worn, clean, missing, damaged weatherproofing on exterior portions of window (flashing, glazing, caulking, sealant, paint, locks hardware Work may include hardware removal and replacement of Tracks, Wheels and Handles. All repair and installation must be according with SWS work specifications and for use inside the

pressure boundary select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols (glazing, caulking, sealant, paint, locks, hardware or suitable lubricant to have all designated windows restored and repaired to function as originally intended.

Materials \_\_\_\_\_ Location: Rear Side

Labor \_\_\_\_\_ Quantity: 2 SGD

**REMOVE AND REPLACE EXTERIOR METAL DOOR:**

Furnish and install new out-swing impact resistant 1-3/4" pre-hung insulated 6 panel steel entry door with all needed hardware, trim, peep hole and locksets to replace existing doors. Unit to include jamb, keyed entry lock, single cylinder, metal threshold, weather strip, door stopper or safety chain, and door is to swing out with security hinges. Select doors that meet the SHGC, U-value, and air leakage requirements of the work order. Select the correct and safe new doors that meet the safety requirements of the location where they are installed. Doors are required to have a fire-resistance rating, all weather strips and sealants applied to the door will be compatible with the listing of the door materials that meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and low volatile organic compound (VOC) materials for use inside the pressure boundary that meet independent testing and verification protocols. Door replacement and installation must be according with SWS work specifications.

- Unit approved by MDC Product Control Division to resist hurricane forces, per the FBC and Miami-Dade Building Code. Doors must have NOA approved by Miami-Dade County and/or FBC approval. Choose the correct and safe new door.

- Provide industry standard trim on outside (Brick mold) and inside (Casing mold) Patch stucco surface around door to match existing finish. Paint the door and trim to match the existing paint color and finish.

Materials \_\_\_\_\_ Location: Front Door

Labor \_\_\_\_\_ Size: 36x80

Permit Fees \_\_\_\_\_ Quantity: 1

**RELOCATE THE ATTIC HATCH & MAKE A NEW ATTIC HATCH:**

Relocate the attic entrance from the washer and dryer closet. Furnish and install all material and labor necessary to close, patch and match adjacent of the surface area. Repair areas may be, but are not limited to, 1/2", 5/8", GWB, MRGWB. The drywall must be sanded and primer with a mold moisture-resistant primer. When repairing or replacing ceiling drywall. All materials used in weatherization must resist mold and rot if exposed to moisture and humidity.

A. Make a new attic hatch at a different location build or install a dam around the attic hatch opening to maintain the full level of ceiling insulation to the edge of the opening and to prevent insulation from falling into living space. Frame the opening with dimension lumber, OSB, or plywood. Don't use cardboard or foam board to dam around access hatches. (Must use plywood or other durable rigid material) Cardboard and foam board aren't durable materials where they are readily accessible to occupants. Repair or replace the attic door cover if damaged.

B. Install the foam board in layers to the attic door cover and secure by gluing the foam to prevent heat transfer through the access door using construction adhesive to achieve R-30 or the greatest attainable R-value that still allows the door to function. Permanently attaches weatherstripping around the entire perimeter of attic-access door on frame to create an effective air seal between the door frame and the door. There shouldn't be air infiltration in the surrounding of the attic door entrance. Select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols methods. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Location: W/D Closet / Hallway

Labor \_\_\_\_\_

**INSTALL FULL LOUVER DOOR AT A/H CLOSET:**

Furnish and Install material and labor for full louver wood bifold at AC handler closet. Provide all necessary hardware and finish matching adjacent areas. The full louver door at an A/H closet would include measuring the existing opening, obtaining the correct louver door size, removing the old door if present, preparing the door frame and track (if applicable), installing the new full louver door, and ensuring proper alignment and functionality. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Location: A/C Closet

Labor \_\_\_\_\_ Estimated Size:32x80

**PROFESSIONAL A/C TUNE UP ON A CENTRAL UNIT:**

Provide all necessary materials and labor to complete air conditioning A/C tune up maintenance, by an EPA certified technician. Must unclog /flush or replace the A/C drain line to remove any blockage and clean the drain pan. Verify and ensure all components function properly safely, efficiently, and are durable. of the following system elements: Fan motor, compressor, outdoor temperature sensors, Blower motor, bearings, safety devices, electrical disconnect, electrical wiring, contactors, capacitors, fan blades, refrigerant access ports and thermostat. Verify refrigerant charge is correct per manufacturer specifications. Replace damaged refrigerant line insulation. Repair or replace additional elements as needed. Must unclog /flush or replace the A/C drain line to remove any blockage, clean or replace the drain pan if necessary.

Clean the following elements: Air handler cabinet interior, blower fan and motor, etc. Lubricate all moving parts according to manufacturer specifications. Replace return air and fresh air supply filters. Repair or replace additional elements as needed. list of all systems and components inspected, results, and services performed that includes legible service personnel name, contact information, and date of service. This includes, but is not limited to, Residential services 20-point Air Conditioning Tune-up Checklist. All jobs must meet and be according with SWS work specifications, and EPA Section 608 of Clean Air Act of 1990) recommendation, and requirements by the Department.

Materials \_\_\_\_\_ Location: A/C Closet

Labor \_\_\_\_\_

**SEAL COOLING PLENUM TO ATTIC:**

Surfaces to be sealed must be cleaned and prepared according to the sealant manufacturer's instructions, removing old tape, debris, and any contaminants.

Inspect the plenum, ducts, and connections for cracks, gaps, and areas where air may be leaking. Seal the connections between the plenum and ductwork, ensuring a tight seal. Seal all seams,

penetrations (like wiring holes), and other areas where air can leak into or out of the plenum.

Use mastic sealant or mastic seal tape for sealing, ensuring it meets UL-181 standards. Select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols. Return plenums should be sealed inside with mastic seal to ensure that only air from the house enters. Use a smoke test or pressure test to verify the effectiveness of the sealing work and identify any remaining leaks. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Locations A/H Closet

Labor \_\_\_\_\_

Subtotal Materials: \_\_\_\_\_

Subtotal Labor: \_\_\_\_\_

Subtotal Permit Fees: \_\_\_\_\_

TOTAL PROJECT COST: \_\_\_\_\_

Scope of Work Pages 1 - 9 Folio # 30-7903-025-0560

Work Site Address: 14248 SW 291 Street

REPLACE BATHROOM EXHAUST FAN:

Furnish and install a new 100 CFM exhaust fan with 1 sone or less in the ceiling Remove any attic insulation from around the fixture. The bathroom exhaust fans must have a minimum mechanical exhaust capacity of 50 cfm (cubic feet per minute) when operated intermittently Efficiency and quiet equipment at time of installation completed. Exhaust air from bathrooms must be exhausted directly to the outdoors with bugs screening and cannot be recirculated within the residence or discharged into an attic, crawl space, or other areas inside the building. Securely mounted fan using mechanical fasteners and per manufacturer's specifications so that fan housing does not shake, rattle, or vibrate when operating and, Ensure fan and service disconnect switch are accessible for maintenance according to NEC, or applicable building code Material and methods must meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and comply with Miami-Dade County mechanical building codes regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$400.00 per Bathroom. Follow SWS work specifications.

Materials \_\_\_\_\_ Location: In All Locations

Labor \_\_\_\_\_ Quantity: 3 Bathrooms

INSTALL KITCHEN EXHAUST FAN:

All kitchens must have a minimum of 160 CFM on-demand fan which must be a vented range hood (1 sone maximum for continuous use). Energy efficient and quiet equipment. The exhaust fan must vent directly to the outdoors (Through an insulated duct to gable or wall) never into the attic or into other locations within the home. Provide insulated sheet metal exhaust duct vented to the outside with bugs screening. If the fan does not contain an integrated damper, install a damper that: opens in the direction of the desired flow closes when the system is off to prevent unwanted air movement while not restricting desired air flow. Follow SWS work specifications. All materials must be safe and effective sealants that: meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and for use inside the pressure boundary select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols methods must comply with Miami-Dade County regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$600.00.

Materials \_\_\_\_\_ Type: Microwave

Labor \_\_\_\_\_

Permit Fee \_\_\_\_\_

INSTALL ENERGY RECOVERY VENTILATOR:

Select Energy Recovery Ventilators (ERV) that are ENERGY STAR®, equivalent, or better. Select efficient equipment. This whole building ventilation must be installed in a dwelling unit to provide indoor air quality that is acceptable to human occupants. Ventilator requirements are 40 to 50 CFM's continuous flow and a rating of 1 zone or less. Contractors must follow program guidelines and information provided by the ASHRAE 62.2 VENTILATION CFM rate. Install all electrical wiring according to the manufacturer specifications and applicable code. All installation terminations: per manufacturer's specifications and applicable code. All jobs must meet and be according with SWS work specifications. The ducts must vent directly to the outdoors with bugs screening (Through an insulated duct to gable or wall) never into the attic or into other locations within the home. Materials and methods must comply with Miami-Dade County regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$1,100.00.

Materials \_\_\_\_\_ Location: Hallway

Labor \_\_\_\_\_ Quantity: 1

Permit Fees \_\_\_\_\_

REPLACE DRYER VENTILATION KIT:

Select dryer transition ducting materials that are UL 2158A approved and less than 8 feet in total length with no joints. Select primary dryer ducting material that is 28-gauge metal with a smooth interior Smooth airflow that does not collect lint be UL approved for dryers be installed according to manufacturer specifications be airtight when dryer is operating Safe and airtight lint collection. Vent all clothes dryers outdoors, install a dryer booster fan that is listed and labeled to UL 705 for dryer ducts exceeding 35' in equivalent length. Install ducts according SWS work specifications detail for "Ventilation Ducts" Dryer ducted too outdoors durably and effectively. If a lint collection device is installed, it must: be UL approved, for dryers to be installed according to manufacturer specifications be airtight when dryer is operating. Safe and airtight lint collection. Vent dryer through a termination manufactured for use with dryers that include a backdraft damper. Follow

SWS work specifications. Dryer termination is effective, safe and does not inhibit flow. Seal all duct connections with 181B or 181B-M listed material Airtight ducts

Materials \_\_\_\_\_ Location: Garage

Labor \_\_\_\_\_ Estimated Quantity: 3 Linear FT

#### INSTALL SMOKE DETECTORS:

Furnish and install battery-operated smoke alarms that are listed and labeled in accordance with UL 217 and have sealed, non-replaceable, 10-year batteries along with a tamper proof cover is required. Install battery-operated smoke alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install battery-operated smoke alarms in accordance with the manufacturer's instructions and Miami Dade residential code.

Materials \_\_\_\_\_ Locations: In All Locations needed

Labor \_\_\_\_\_ Quantity: 8

#### INSTALL CO DETECTOR:

Furnish and install CO alarms (Carbon Monoxide Detector) that are listed and labeled in accordance with UL 2034, or approved by the authority having jurisdiction, and have a minimum of: 10-year manufacturer's warranty Contain internal non-replaceable batteries along with tamper proof covering near gas appliances. Install CO alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install CO alarms in accordance with the manufacturer's instructions The installed location must not interfere with or obstruct any cabinet or drawer functions.

Materials \_\_\_\_\_ Location: Hallway Sleeping Room Area

Labor \_\_\_\_\_ Quantity: 3

#### PROVIDE A/C AIR FILTER:

Remove and replace disposable pleated AC filter with filtration must meet a minimum efficiency of MERV 8 or better and leave the extra with homeowner. Filter opening must allow filter to be fully removed and inserted without bending or damaging the filter

Materials \_\_\_\_\_ Quantity: 2

Labor \_\_\_\_\_

#### INSTALL AERATORS:

Furnish and install Faucet aerators with a flow rate of 2.2 GPM or less, constructed of solid brass with polished chrome finish. Maximum flow rate of 2.2 GPM (gallons per minute) Kitchen must be swiveling type with multi spray. Faucet aerators will be tested to determine if equipment is tightened adequately to prevent leakage at the point of connection.

Materials \_\_\_\_\_ Quantity: 4

Labor \_\_\_\_\_ Locations: In All Locations

#### INSTALL SHOWER HEADS:

Furnish and install, low-flow Showerhead made of ABS thermoplastic with Chrome-plated finish, self-cleaning and maintenance free, non-removable flow compensator, rated for 2.5 gallons per minute (GPM) or less that includes an antiscald valve. If multiple heads are provided in a shower stall, the total flow rate may not exceed 2.5 GPM. The showerhead will be tested to determine if equipment is tightened adequately to prevent leakage at the point of connection

Materials \_\_\_\_\_ Quantity: 3

Labor \_\_\_\_\_

#### PROVIDE LED LIGHT BULBS:

Furnish new Energy Star certified LED bulbs, and replace incandescent light lighting level quality required for the intended application (e.g., task lighting, hazards lighting, nightlights) is the highest level of efficiency within a technology (e.g., LED bulbs) are ENERGY STAR® qualified, equivalent or better, and UL approved

Install lighting in accordance with manufacturer specifications and applicable code (i.e., NFPA 70, NFPA 101, NECA/IESNA 500)

If applicable, clean the lens and reflector before installing new bulb Safe and proper installation. Permanently remove old products from job sites and recycle or dispose of in accordance with local and federal law (e.g., EPA Section 608 of Clean Air Act of 1990)

Materials \_\_\_\_\_ Quantity 12

Labor \_\_\_\_\_ Location: In All Locations

#### REPAIR FRONT FRENCH DOOR:

Furnish and provide all necessary labor and material to repair and restore the front door to function as originally intended. Work may include hardware removal and replacement of Tracks, Wheels and Handles. All repair and installation must be according with SWS work specifications (glazing, caulking, sealant, paint, locks, hardware or suitable lubricant to have all designated windows restored and repaired to function as originally intended. Replacing worn weatherstripping and addressing any damaged or broken parts and locking mechanisms etc.

Materials \_\_\_\_\_ Location: Front Door

Labor \_\_\_\_\_ Quantity: 1

#### REPAIR SLIDING GLASS DOOR:

Furnish and provide all necessary labor and material to repair and restore the door to function as originally intended. Work may include hardware removal and replacement of Tracks, Wheels and Handles. All repair and installation must be according with SWS work specifications (glazing, caulking, sealant, paint, locks, hardware or suitable lubricant to have all designated windows restored and repaired to function as originally intended. Replacing worn weatherstripping and addressing any damaged or broken parts and locking mechanisms etc.

Materials \_\_\_\_\_ Location: Rear Side

Labor \_\_\_\_\_ Quantity: 2 SGD

**MAKE A NEW ATTIC HATCH OR REPAIR THE EXISTING:**

A. Build or install a dam around the attic hatch opening to maintain the full level of ceiling insulation to the edge of the opening and to prevent insulation from falling into living space. Frame the opening with dimension lumber, OSB, or plywood. Don't use cardboard or foam board to dam around access hatches. (Must use plywood or other durable rigid material) Cardboard and foam board aren't durable materials where they are readily accessible to occupants. Repair or replace the attic door cover if damaged.

B. Install foam board in layers to the attic door and secure by gluing the foam to prevent heat transfer through the access door using construction adhesive to achieve R-30 or the greatest attainable R-value that still allows the door to function. Permanently attaches weatherstripping around the entire perimeter of attic-access door on frame to create an effective air seal between the door frame and the door. There shouldn't be air infiltration in the surrounding of the attic door entrance. Select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols methods. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Location: Closet at Master Bedroom

Labor \_\_\_\_\_

**REPAIR DRYWALL AT WALL:**

Repair interior drywall at wall, provides all material and labor necessary to close, patch and match adjacent of the surface area. Repair areas may be, but are not limited to, 1/2", 5/8", GWB, MRGWB, and or Duroc board. Repair the wall, assess the damage, and remove all loose or damaged materials. Sand and smooth the area, apply primer with a mold moisture-resistant product. All materials used in weatherization must resist mold and rot if exposed to moisture and humidity. All jobs must meet and be according with SWS work specifications

Materials: \_\_\_\_\_ Location: In All Locations

Labor \_\_\_\_\_ Estimated Quantity: 3 SQFT

**REPAIR DRYWALL AT CEILING:**

Repair interior drywall at ceiling, provides all material and labor necessary to close, patch and match adjacent of the surface area. Repair areas may be, but are not limited to, 1/2", 5/8", GWB, MRGWB, and or Duroc board. Repair the damaged ceiling, assess, and remove all loose or damaged materials. Sand and smooth the area, primer with a mold moisture-resistant primer. All materials used in weatherization must resist mold and rot if exposed to moisture and humidity. All jobs must meet and be according with SWS work specifications

Materials: \_\_\_\_\_ Location: In All Damaged locations

Labor \_\_\_\_\_ Estimated Quantity: 5 SQFT

**REPLACE WATER HEATER:**

Furnish and install water heating unit that: has an Energy Factor (EF) of 0.93 or better fits in the installation space with the required clearances and provides sufficient hot water for the home and occupants. Select efficient and properly sized water heater. If appliance is installed in or above conditioned space or in a location where water damage could occur, install a drain pan according to the requirements of the IRC Drain pan to the exterior of the building to prevent water damage from leaking water.

Install water heater in compliance with applicable code e.g., NFPA 70, IRC, IBC, IMC) and manufacturer specifications and safe installation. Ensure that anode rod is accessible for replacement Ensure the appliance can be easily maintained and replaced. Temperature and Pressure (TandP) relief valve per the IRC and manufacturer specifications Select piping material based on IRC requirements. Select durable and correctly sized pipe insulation that: is a minimum of R-3 is a vapor retarder is the correct interior diameter to match pipes is UV-protected if installed outside. Safe, continuous, and durable installation. Electrical connection must be upgraded to manufacturers' recommendation and Florida Building Code and/or any applicable Miami-Dade County Building Codes. All jobs must meet and be according with SWS work specifications. Permanently remove equipment from job site and recycle or dispose of removed equipment and refrigerant in accordance with local and federal law (e.g., EPA Section 608 of Clean Air Act of 1990) Old equipment is permanently decommission removed from service, protect the environment, and comply with regulations.

Materials \_\_\_\_\_ Size: 80 Gal

Labor \_\_\_\_\_ Type: Storage W/H

Permit Fees \_\_\_\_\_

Disposal Fee \_\_\_\_\_

**INSTALL A/C THERMOSTAT:**

Furnish and install a double-setback programmable or digital thermostat that allows for full functionality of the installed system (supplementary heat, emergency heat, fan only, ventilation control, etc.) Connect supplementary heat to second-stage heating terminal in accordance with manufacturer specifications.

Install and connect outdoor temperature sensor that is compatible with the thermostat in accordance with manufacturer specifications. Calculate and select an optimum thermal balance point for supplementary heat operation in accordance with ANSI/ACCA Manual S and manufacturer specifications. Seal penetrations for control wiring with a durable sealant (e.g., caulk, silicone) that complies with applicable fire safety code. Minimize air leakage, prevent pest intrusion, increase temperature measurement accuracy.

Materials \_\_\_\_\_ Type: Smart

Labor \_\_\_\_\_ Quantity: 2

**CENTRAL AIR CONDITIONER REPLACEMENT OF TWO UNITS:**

Furnish and Install indoor & outdoor cooling and heating unit, high efficiency (14 seer or better at a minimum), connected to electricity as per code according to manufacturer specifications and applicable building code (e.g., IRC, IMC, IBC) and ANSI/ACCA Standard 5 (HVAC Quality Installation Standard) Install electrical wiring according to NFPA 70, and provide an electrical disconnect within site of the unit.

Cover and seal all holes inside A/C closet, damage the wall or ceiling at time of replacing the new A/C and provide the Air filters. There should be NO air infiltration or exfiltration inside where A/C resides after A/C replacement. Must unclog /flush or replace the A/C drain line to remove any



blockage, clean or replace the drain pan if necessary.

- New poured concrete slab and straps for compressor and any permits required
- Provide supply lines and provide Freon lines and Freon

Contractor must Perform residential load calculation in accordance with the current version of ANSI/ACCA Manual J (Residential Load Calculation) or equivalent using interior design temperatures of 75 degrees for cooling and 70 degrees for heating. provide a copy of an accurate Manual J. Calculations and AHRI Certificate.

Provide occupants/owners with user's manual, warranty information, installation instructions, and installer contact information.

Materials \_\_\_\_\_ Estimated Size: 3.5 Tons 1st floor / 3.5 Tons 2nd Floor

Labor \_\_\_\_\_

Permit Fees \_\_\_\_\_

#### SEAL COOLING PLENUM TO ATTIC:

Surfaces to be sealed must be cleaned and prepared according to the sealant manufacturer's instructions, removing old tape, debris, and any contaminants.

Inspect the plenum, ducts, and connections for cracks, gaps, and areas where air may be leaking.

Seal the connections between the plenum and ductwork, ensuring a tight seal. Seal all seams, penetrations (like wiring holes), and other areas where air can leak into or out of the plenum.

Use mastic sealant or mastic seal tape for sealing, ensuring it meets UL-181 standards. Select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols. Return plenums should be sealed inside with mastic seal to ensure that only air from the house enters. Use a smoke test or pressure test to verify the effectiveness of the sealing work and identify any remaining leaks. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Locations A/H Closet 1ST Floor / A/H Closet 2nd Floor

Labor \_\_\_\_\_

Subtotal Materials: \_\_\_\_\_

Subtotal Labor: \_\_\_\_\_

Subtotal Permit Fees: \_\_\_\_\_

TOTAL PROJECT COST: \_\_\_\_\_

Scope of Work Pages 1 - 7 Folio # 30-4910-036-0090

Work Site Address: 2481 SW 138 Place

#### INSTALL BATHROOM EXHAUST FAN:

Furnish and install a new 100 CFM exhaust fan with 1 sone or less in the ceiling Remove any attic insulation from around the fixture. The bathroom exhaust fans must have a minimum mechanical exhaust capacity of 50 cfm (cubic feet per minute) when operated intermittently Efficiency and quiet equipment at time of installation completed. Exhaust air from bathrooms must be exhausted directly to the outdoors with bugs screening and cannot be recirculated within the residence or discharged into an attic, crawl space, or other areas inside the building. Securely mounted fan using mechanical fasteners and per manufacturer's specifications so that fan housing does not shake, rattle, or vibrate when operating and, Ensure fan and service disconnect switch are accessible for maintenance according to NEC, or applicable building code

Material and methods must meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and comply with Miami-Dade County mechanical building codes regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$400.00 per Bathroom. Follow SWS work specifications.

Materials \_\_\_\_\_ Location: Bathroom 2

Labor \_\_\_\_\_

Permit Fees \_\_\_\_\_

#### REPLACE BATHROOM EXHAUST FAN:

Furnish and replace a new 100 CFM exhaust fan with 1 sone or less in the ceiling Remove any attic insulation from around the fixture. The bathroom exhaust fans must have a minimum mechanical exhaust capacity of 50 cfm (cubic feet per minute) when operated intermittently Efficiency and quiet equipment at time of installation completed. Exhaust air from bathrooms must be exhausted directly to the outdoors with bugs screening and cannot be recirculated within the residence or discharged into an attic, crawl space, or other areas inside the building. Securely mounted fan using mechanical fasteners and per manufacturer's specifications so that fan housing does not shake, rattle, or vibrate when operating and, Ensure fan and service disconnect switch are accessible for maintenance according to NEC, or applicable building code

Material and methods must meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and comply with Miami-Dade County mechanical building codes regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$400.00 per Bathroom. Follow SWS work specifications.

Materials \_\_\_\_\_ Location: Bathroom 1

Labor \_\_\_\_\_

#### INSTALL KITCHEN EXHAUST FAN:

All kitchens must have a minimum of 160 CFM on-demand fan which must be a vented range hood (1 sone maximum for continuous use). Energy efficient and quiet equipment. The exhaust fan must vent directly to the outdoors (Through an insulated duct to gable or wall) never into the attic or into other locations within the home. Provide insulated sheet metal exhaust duct vented to the outside with bugs screening. If the fan does not contain an integrated damper, install a damper that: opens in the direction of the desired flow closes when the system is off to prevent

unwanted air movement while not restricting desired air flow. Follow SWS work specifications.  
All materials must be safe and effective sealants that: meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and for use inside the pressure boundary select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols methods must comply with Miami-Dade County regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$600.00.

Materials \_\_\_\_\_ Type: Hood

Labor \_\_\_\_\_

Permit Fee \_\_\_\_\_

#### INSTALL ENERGY RECOVERY VENTILATOR:

Select Energy Recovery Ventilators (ERV) that are ENERGY STAR®, equivalent, or better. Select efficient equipment. This whole building ventilation must be installed in a dwelling unit to provide indoor air quality that is acceptable to human occupants. Ventilator requirements are 40 to 50 CFM's continuous flow and a rating of 1 zone or less. Contractors must follow program guidelines and information provided by the ASHRAE 62.2 VENTILATION CFM rate. Install all electrical wiring according to the manufacturer specifications and applicable code. All installation terminations: per manufacturer's specifications and applicable code. All jobs must meet and be according with SWS work specifications. The ducts must vent directly to the outdoors with bugs screening (Through an insulated duct to gable or wall) never into the attic or into other locations within the home. Materials and methods must comply with Miami-Dade County regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$1,100.00.

Materials \_\_\_\_\_ Location: Hallway

Labor \_\_\_\_\_

Permit Fees \_\_\_\_\_

#### INSTALL SMOKE DETECTORS:

Furnish and install battery-operated smoke alarms that are listed and labeled in accordance with UL 217 and have sealed, non-replaceable, 10-year batteries along with a tamper proof cover is required. Install battery-operated smoke alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install battery-operated smoke alarms in accordance with the manufacturer's instructions and Miami Dade residential code.

Materials \_\_\_\_\_ Locations: In All Locations needed

Labor \_\_\_\_\_ Quantity:4

#### INSTALL CO DETECTOR:

Furnish and install CO alarms (Carbon Monoxide Detector) that are listed and labeled in accordance with UL 2034, or approved by the authority having jurisdiction, and have a minimum of: 10-year manufacturer's warranty Contain internal non-replaceable batteries along with tamper proof covering near gas appliances. Install CO alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install CO alarms in accordance with the manufacturer's instructions The installed location must not interfere with or obstruct any cabinet or drawer functions.

Materials \_\_\_\_\_ Location: Hallway Sleeping Room Area

Labor \_\_\_\_\_ Quantity: 2

#### PROVIDE A/C AIR FILTER:

Remove and replace disposable pleated AC filter with filtration must meet a minimum efficiency of MERV 8 or better and leave the extra with homeowner. Filter opening must allow filter to be fully removed and inserted without bending or damaging the filter

Materials \_\_\_\_\_ Quantity: 2

Labor \_\_\_\_\_

#### INSTALL AERATORS:

Furnish and install Faucet aerators with a flow rate of 2.2 GPM or less, constructed of solid brass with polished chrome finish. Maximum flow rate of 2.2 GPM (gallons per minute) Kitchen must be swiveling type with multi spray.

• Faucet aerators will be tested to determine if equipment is tightened adequately to prevent leakage at the point of connection.

Materials \_\_\_\_\_ Quantity: 3

Labor \_\_\_\_\_ Locations: In All Locations

#### PROVIDE LED LIGHT BULBS:

Furnish new Energy Star certified LED bulbs, and replace incandescent light lighting level quality required for the intended application (e.g., task lighting, hazards lighting, nightlights) is the highest level of efficiency within a technology (e.g., LED bulbs) are ENERGY STAR® qualified, equivalent or better, and UL approved

Install lighting in accordance with manufacturer specifications and applicable code (i.e., NFPA 70, NFPA 101, NECA/IESNA 500) If applicable, clean the lens and reflector before installing new bulb Safe and proper installation. Permanently remove old products from job sites and recycle or dispose of in accordance with local and federal law (e.g., EPA Section 608 of Clean Air Act of 1990)

Materials \_\_\_\_\_ Quantity 12

Labor \_\_\_\_\_ Location: In All Locations

#### INSTALL SHOWER HEADS:

Furnish and install, low-flow Showerhead made of ABS thermoplastic with Chrome-plated finish, self-cleaning and maintenance free, non-removable flow compensator. rated for 2.5 gallons per minute (GPM) or less that includes an antiscald valve. If multiple heads are provided in a shower stall, the total flow rate may not exceed 2.5 GPM. The showerhead will be tested to determine if equipment is tightened adequately to prevent leakage at the point of connection

Materials \_\_\_\_\_ Quantity: 2

Labor \_\_\_\_\_

INSTALL W/H PIPE INSULATION:

Insulate exposed hot and cold-water pipes from water heaters only. Insulate cold water pipes within specified (4) linear feet of heater and all accessible hot water pipes. Do not cover the following items: T & P valve, valve handles, control and safety devices, T & P drain line, and any leaking pipes. Use standard pre-formed type to fit standard pipe diameters, must be a minimum of 3/4" thick and have an R-Value of R-3.5 or more. Cover all elbows and cure pipes without compression or gaps. All seams must face down on horizontal pipes and be taped or glued shut. Select durable and correctly sized pipe insulation that: is a minimum of R-3 is a vapor retarder is the correct interior diameter to match pipes is UV- protected if installed outside. Seal all pipe insulation seams, joints, connections with tape, tie straps, or other independent means (i.e., manufactured adhesive seam seal is not sufficient) Safe, continuous, and durable installation.

Materials \_\_\_\_\_ Locations: Utility Room

Labor \_\_\_\_\_

REPAIR DRYWALL AT BATHROOM CEILING:

Repair interior drywall at bathroom ceiling, provides all material and labor necessary to close, patch and match adjacent of the surface area. Repair areas may be, but are not limited to, 1/2", 5/8", GWB, MRGWB, and or Duroc board. Repair the bathroom ceiling, assess the damage, and remove all loose or damaged materials. Then, repair or replace the drywall, sand and smooth the area, prime with a mold moisture-resistant primer. When repairing or replacing ceiling drywall, choose mold moisture-resistant materials. All materials used in weatherization must resist mold and rot if exposed to moisture and humidity. All jobs must meet and be according with SWS work specifications

Materials: \_\_\_\_\_ Location: Master Bedroom

Labor \_\_\_\_\_ Quantity Approximately: 3 SQFT

REMOVE AND REPLACE EXTERIOR METAL DOOR:

Furnish and install new out-swing impact resistant 1-3/4" pre-hung insulated 6 panel steel entry door with all needed hardware, trim, peep hole and locksets to replace existing doors. Unit to include jamb, keyed entry lock, single cylinder, metal threshold, weather strip, door stopper or safety chain, and door is to swing out with security hinges. Select doors that meet the SHGC, U-value, and air leakage requirements of the work order. Select the correct and safe new doors that meet the safety requirements of the location where they are installed. Doors are required to have a fire-resistance rating, all weather strips and sealants applied to the door will be compatible with the listing of the door materials that meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and low volatile organic compound (VOC) materials for use inside the pressure boundary that meet independent testing and verification protocols. Door replacement and installation must be according with SWS work specifications. Unit approved by MDC Product Control Division to resist hurricane forces, per the FBC and Miami-Dade Building Code. Doors must have NOA approved by Miami-Dade County and/or FBC approval. Choose the correct and safe new door.

- Provide industry standard trim on outside (Brick mold) and inside (Casing mold) Patch stucco surface around door to match existing finish. Paint the door and trim to match the existing paint color and finish.

Materials \_\_\_\_\_ Location: Front Door

Labor \_\_\_\_\_ Size: 36x80

Permit Fees \_\_\_\_\_

MAKE A NEW ATTIC HATCH OR REPAIR THE EXISTING:

A. Build or Install a dam around the attic hatch opening to maintain the full level of ceiling insulation to the edge of the opening and to prevent insulation from falling into living space. Frame the opening with dimension lumber, OSB, or plywood. Don't use cardboard or foam board to dam around access hatches. (Must use plywood or other durable rigid material) Cardboard and foam board aren't durable materials where they are readily accessible to occupants. Repair or replace the attic door cover if damaged. Install foam board in layers to the attic door and secure by gluing the foam to prevent heat transfer through the access door using construction adhesive to achieve R-30 or the greatest attainable R-value that still allows the door to function. Permanently attaches weatherstripping around the entire perimeter of attic-access door on frame to create an effective air seal between the door frame and the door. There shouldn't be air infiltration in the surrounding of the attic door entrance. Select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols methods. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Location: Hallway Master Bedroom

Labor \_\_\_\_\_

INSTALL OR ADD INSULATION:

Furnish and install a blown type of Fiberglass attic insulation to the attic with a uniform R- value. Attic insulation must have a minimum R-value of R-30. The contractor must barrier and seal any electrical box, knob tube wiring from insulation or any air penetration to the conditioned space prior blow attic insulation is installed. The contractor shall ensure that the insulation reaches the attic edges of the roof. Fill the edges of the attic first, near the eaves or gable end, then fill the center to a consistent insulation depth. Select insulation that has a flame spread and smoke development index of 25/450 or less when tested in accordance with ASTM E84 or UL 723. Select fire safe insulation. ASTM C 665

Install an insulation depth ruler on every 300 square feet of attic area achieving R value of R-30. Depth rulers and certificates should face the attic entrance to facilitate inspection. Post an insulation certificate with the installer information such as name of company installing insulation, name of installer, date, insulation type, lot or batch #, R-Value, number of bags, sq. ft. of coverage, and thickness in inches. Comply with 16 CFR 460.17 and document contract compliance. The contractor is responsible for obtaining an R-30 thickness regardless of the bags estimated. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Quantity: 10 Bags

Labor \_\_\_\_\_

PROFESSIONAL A/C TUNE UP ON A CENTRAL UNIT:

Provide all necessary materials and labor to complete air conditioning A/C tune up maintenance, by an EPA certified technician. Must unclog /flush or replace the A/C drain line to remove any blockage and clean the drain pan. Verify and ensure all components function properly safely, efficiently, and are durable. of the following system elements: Fan motor, compressor, outdoor temperature sensors, Blower motor, bearings, safety devices, electrical disconnect, electrical wiring, contactors, capacitors, fan blades, refrigerant access ports and thermostat. Verify refrigerant charge is correct per manufacturer specifications and replace refrigerant insulation if damaged.

Clean the following elements: Air handler cabinet interior, blower fan and motor, etc. Lubricate all moving parts according to manufacturer specifications. Replace return air and fresh air supply filters. Repair or replace additional elements as needed. list of all systems and components inspected, results, and services performed that includes legible service personnel name, contact information, and date of service.

This includes, but is not limited to, Residential services 20-point Air Conditioning Tune-up Checklist. All jobs must meet and be according with SWS work specifications, and EPA Section 608 of Clean Air Act of 1990) recommendation, and requirements by the Department.

Materials \_\_\_\_\_ Location: A/C Closet

Labor \_\_\_\_\_

Subtotal Materials: \_\_\_\_\_

Subtotal Labor: \_\_\_\_\_

Subtotal Permit Fees: \_\_\_\_\_

TOTAL PROJECT COST: \_\_\_\_\_

Scope of Work Pages 1 - 9 Folio # 32-2021-023-1120

Work Site Address: 14363 NW 87 Place

INSTALL BATHROOM EXHAUST FAN:

Furnish and install a new 100 CFM exhaust fan with 1 sone or less in the ceiling Remove any attic insulation from around the fixture. The bathroom exhaust fans must have a minimum mechanical exhaust capacity of 50 cfm (cubic feet per minute) when operated intermittently Efficiency and quiet equipment at time of installation completed. Exhaust air from bathrooms must be exhausted directly to the outdoors with bugs screening and cannot be recirculated within the residence or discharged into an attic, crawl space, or other areas inside the building. Securely mounted fan using mechanical fasteners and per manufacturer's specifications so that fan housing does not shake, rattle, or vibrate when operating and, Ensure fan and service disconnect switch are accessible for maintenance according to NEC, or applicable building code Material and methods must meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and comply with Miami-Dade County mechanical building codes regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$400.00 per Bathroom. Follow SWS work specifications.

Materials \_\_\_\_\_ Location: Bathroom 1 / bathroom 2

Labor \_\_\_\_\_ Quantity: 2

Permit Fees \_\_\_\_\_

INSTALL KITCHEN EXHAUST FAN:

All kitchens must have a minimum of 160 CFM on-demand fan which must be a vented range hood (1 sone maximum for continuous use). Energy efficient and quiet equipment. The exhaust fan must vent directly to the outdoors (Through an insulated duct to gable or wall) never into the attic or into other locations within the home. Provide insulated sheet metal exhaust duct vented to the outside with bugs screening. If the fan does not contain an integrated damper, install a damper that: opens in the direction of the desired flow closes when the system is off to prevent unwanted air movement while not restricting desired air flow. Follow SWS work specifications.

All materials must be safe and effective sealants that: meet the requirements of the applicable fire safety code (e.g., thermal or ignition barriers), and for use inside the pressure boundary select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols methods must comply with Miami-Dade County regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$600.00.

Materials \_\_\_\_\_ Type: Microwave

Labor \_\_\_\_\_

Permit Fee \_\_\_\_\_

INSTALL ENERGY RECOVERY VENTILATOR:

Select Energy Recovery Ventilators (ERV) that are ENERGY STAR®, equivalent, or better. Select efficient equipment. This whole building ventilation must be installed in a dwelling unit to provide indoor air quality that is acceptable to human occupants. Ventilator requirements are 40 to 50 CFM's continuous flow and a rating of 1 zone or less. Contractors must follow program guidelines and information provided by the ASHRAE 62.2 VENTILATION CFM rate. Install all electrical wiring according to the manufacturer specifications and applicable code. All installation terminations: per manufacturer's specifications and applicable code. All jobs must meet and be according with SWS work specifications. The ducts must vent directly to the outdoors with bugs screening (Through an insulated duct to gable or wall) never into the attic or into other locations within the home. Materials and methods must comply with Miami-Dade County regulations and Weatherization Program Guidelines. Labor & Materials maximum allowable cost \$1,100.00.

Materials \_\_\_\_\_ Location: Hallway

Labor \_\_\_\_\_

Permit Fees \_\_\_\_\_

INSTALL SMOKE DETECTORS:

Furnish and install battery-operated smoke alarms that are listed and labeled in accordance with UL 217 and have sealed, non-replaceable, 10-year batteries along with a tamper proof cover is required. Install battery-operated smoke alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install battery-operated smoke alarms in accordance with the manufacturer's instructions and Miami Dade residential code.

Materials \_\_\_\_\_ Locations: In All Locations needed

Labor \_\_\_\_\_ Quantity:4

INSTALL CO DETECTOR:

Furnish and install CO alarms (Carbon Monoxide Detector) that are listed and labeled in accordance with UL 2034, or approved by the authority having jurisdiction, and have a minimum of: 10-year manufacturer's warranty Contain internal non-replaceable batteries along with tamper proof covering near gas appliances. Install CO alarms in the locations required by the Authority Having Jurisdiction (AHJ) Install CO alarms in accordance with the manufacturer's instructions The installed location must not interfere with or obstruct any cabinet or drawer functions.

Materials \_\_\_\_\_ Location: Hallway Sleeping Room Area

Labor \_\_\_\_\_ Quantity: 2

INSTALL AERATORS:

Furnish and install Faucet aerators with a flow rate of 2.2 GPM or less, constructed of solid brass with polished chrome finish. Maximum flow rate of 2.2 GPM (gallons per minute) Kitchen must be swiveling type with multi spray.

• Faucet aerators will be tested to determine if equipment is tightened adequately to prevent leakage at the point of connection.

Materials \_\_\_\_\_ Quantity: 3

Labor \_\_\_\_\_ Locations: In All Locations

INSTALL SHOWER HEADS:

Furnish and install, low-flow Showerhead made of ABS thermoplastic with Chrome-plated finish, self-cleaning and maintenance free, non-removable flow compensator. rated for 2.5 gallons per minute (GPM) or less that includes an antiscald valve. If multiple heads are provided in a shower stall, the total flow rate may not exceed 2.5 GPM. The showerhead will be tested to determine if equipment is tightened adequately to prevent leakage at the point of connection

Materials \_\_\_\_\_ Quantity: 2

Labor \_\_\_\_\_

PROVIDE LED LIGHT BULBS:

Furnish new Energy Star certified LED bulbs, and replace incandescent light lighting level quality required for the intended application (e.g., task lighting, hazards lighting, nightlights) is the highest level of efficiency within a technology (e.g., LED bulbs) are ENERGY STAR® qualified, equivalent or better, and UL approved

Install lighting in accordance with manufacturer specifications and applicable code (i.e., NFPA 70, NFPA 101, NECA/IESNA 500)

If applicable, clean the lens and reflector before installing new bulb Safe and proper installation. Permanently remove old products from job sites and recycle or dispose of in accordance with local and federal law (e.g., EPA Section 608 of Clean Air Act of 1990)

Materials \_\_\_\_\_ Quantity 12

Labor \_\_\_\_\_ Location: In All Locations

PROVIDE A/C AIR FILTER:

Remove and replace disposable pleated AC filter with filtration must meet a minimum efficiency of MERV 8 or better and leave the extra with homeowner. Filter opening must allow filter to be fully removed and inserted without bending or damaging the filter

Materials \_\_\_\_\_ Quantity: 2

Labor \_\_\_\_\_

REPAIR WINDOW WEATHERTIGHT TO CLOSE PROPERLY:

Provide all necessary materials and labor to install replacement any window components, tracks, sashes and tightening adjusting balances any misaligned sashes, tracks, loose hardware, screws on hinges, and handles.

Select sealants that are compatible with their intended surfaces, allow for differential expansion and contraction between dissimilar materials, Pest-resistant materials meet the requirements of the applicable fire safety code (e.g. thermal or ignition barriers), and for use inside the pressure boundary select low volatile organic compound (VOC) sealants that meet independent testing and verification. And that meet independent testing and verification protocols. All repair and installation must be according with SWS work specifications (glazing, caulking, sealant, paint, locks, hardware or suitable lubricant to have all designated windows restored and repaired to function as originally intended. Replacing worn weatherstripping and addressing any damaged or broken parts and locking mechanisms etc.

Material \_\_\_\_\_ Location: In all locations

Labor \_\_\_\_\_ Quantity:9

REPAIR SLIDING GLASS DOOR:

Furnish and provide all necessary labor and material to repair and restore the door to function as originally intended. Work may include hardware removal and replacement of Tracks, Wheels and Handles. All repair and installation must be according with SWS work specifications (glazing, caulking, sealant, paint, locks, hardware or suitable lubricant to have all designated windows restored and repaired to function as originally intended. Replacing worn weatherstripping and addressing any damaged or broken parts and locking mechanisms etc.

Materials \_\_\_\_\_ Location: Rear Side

Labor \_\_\_\_\_ Quantity: 2 SGD

REPAIR DRYWALL AT BATHROOM CEILING:

Repair interior drywall at bathroom ceiling, provides all material and labor necessary to close, patch and match adjacent of the surface area. Repair areas may be, but are not limited to, 1/2", 5/8", GWB, MRGWB, and or Duroc board. Repair the bathroom ceiling, assess the damage, and remove all loose or damaged materials. Then, repair or replace the drywall, sand and smooth the area, prime with a mold moisture-resistant primer. When repairing or replacing ceiling drywall, choose mold moisture-resistant materials. All materials used in weatherization must resist mold and rot if exposed to moisture and humidity. All jobs must meet and be according with SWS work specifications

Materials: \_\_\_\_\_ Location: Master Bedroom

Labor \_\_\_\_\_ Quantity Approximately: 3 SQFT

REMOVAL OF EXISTING INTERCOM & UNIT & REPAIR/SEAL DRYWALL:

The contractor shall remove all intercom equipment and materials from residence. Provide all material and labor necessary to close, and patch holes to match the adjacent surface area. Repair areas may be, but are not limited to, 1/2", 5/8", GWB, MRGWB, and or DUROK. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Location: Hallway Wall

Labor \_\_\_\_\_ Quantity: 2

MAKE A NEW ATTIC HATCH OR REPAIR THE EXISTING:

A. Build or Install a dam around the attic hatch opening to maintain the full level of ceiling insulation to the edge of the opening and to prevent insulation from falling into living space. Frame the opening with dimension lumber, OSB, or plywood. Don't use cardboard or foam board to dam around access hatches. (Must use plywood or other durable rigid material) Cardboard and foam board aren't durable materials where they are readily accessible to occupants. Repair or replace the attic door cover if damaged.

B. Install foam board in layers to the attic door and secure by gluing the foam to prevent heat transfer through the access door using construction adhesive to achieve R-30 or the greatest attainable R-value that still allows the door to function. Permanently attaches weatherstripping around the entire perimeter of attic-access door on frame to create an effective air seal between the door frame and the door. There shouldn't be air infiltration in the surrounding of the attic door entrance. Select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols methods. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Location: Hallway

Labor \_\_\_\_\_

INSTALL OR ADD INSULATION:

Furnish and install a blown type of Fiberglass attic insulation to the attic with a uniform R- value. Attic insulation must have a minimum R-value of R-30. The contractor must barrier and seal any electrical box, knob tube wiring from insulation or any air penetration to the conditioned space prior blow attic insulation is installed. The contractor shall ensure that the insulation reaches the attic edges of the roof. Fill the edges of the attic first, near the eaves or gable end, then fill the center to a consistent insulation depth. Select insulation that has a flame spread and smoke development index of 25/450 or less when tested in accordance with ASTM E84 or UL 723. Select fire safe insulation. ASTM C 665

Install an insulation depth ruler on every 300 square feet of attic area achieving R value of R-30. Depth rulers and certificates should face the attic entrance to facilitate inspection. Post an insulation certificate with the installer information such as name of company installing insulation, name of installer, date, insulation type, lot or batch #, R-Value, number of bags, sq. ft. of coverage, and thickness in inches. Comply with 16 CFR 460.17 and document contract compliance. The contractor is responsible for obtaining an R-30 thickness regardless of the bags estimated. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Quantity: 10 Bags

Labor \_\_\_\_\_

PROFESSIONAL A/C TUNE UP ON A CENTRAL UNIT:

Provide all necessary materials and labor to complete air conditioning A/C tune up maintenance, by an EPA certified technician. Must unclog /flush or replace the A/C drain line to remove any blockage and clean the drain pan. Verify and ensure all components function properly safely, efficiently, and are durable. of the following system elements: Fan motor, compressor, outdoor temperature sensors, Blower motor, bearings, safety devices, electrical disconnect, electrical wiring, contactors, capacitors, fan blades, refrigerant access ports and thermostat. Verify refrigerant charge is correct per manufacturer specifications. Replace damaged refrigerant line insulation. Repair or replace additional elements as needed.

Clean the following elements: Air handler cabinet interior, blower fan and motor, etc. Lubricate all moving parts according to manufacturer specifications. Replace return air and fresh air supply filters. Repair or replace additional elements as needed. list of all systems and components inspected, results, and services performed that includes legible service personnel name, contact information, and date of service. This includes, but is not limited to, Residential services 20-point Air Conditioning Tune-up Checklist. All jobs must meet and be according with SWS work specifications, and EPA Section 608 of Clean Air Act of 1990) recommendation, and requirements by the Department.

Materials \_\_\_\_\_

Labor \_\_\_\_\_

INSTALL BLANKS AT THE ELECTRICAL BOX:

Provide and Install Blanks as required for Electrical Panel.

Materials \_\_\_\_\_ Quantity: 1

Labor \_\_\_\_\_

REPLACE WATER HEATER:

Furnish and install water heating unit that: has an Energy Factor (EF) of 0.93 or better fits in the installation space with the required clearances and provides sufficient hot water for the home and occupants. Select efficient and properly sized water heater. If appliance is installed in or above conditioned space or in a location where water damage could occur, install a drain pan according to the requirements of the IRC Drain pan to the exterior of the building to prevent water damage from leaking water.

Install water heater in compliance with applicable code e.g., NFPA 70, IRC, IBC, IMC) and manufacturer specifications and safe installation. Ensure that anode rod is accessible for replacement Ensure the appliance can be easily maintained and replaced. Temperature and Pressure (TandP) relief valve per the IRC and manufacturer specifications Select piping material based on IRC requirements. Select durable and correctly sized pipe insulation that: is a minimum of R-3 is a vapor retarder is the correct interior diameter to match pipes is UV-protected if installed outside. Safe, continuous, and durable installation. Electrical connection must be upgraded to manufacturers' recommendation and Florida Building Code and/or any applicable Miami-Dade County Building Codes. All jobs must meet and be according with SWS work specifications.

Permanently remove equipment from job site and recycle or dispose of removed equipment and refrigerant in accordance with local and federal law (e.g., EPA Section 608 of Clean Air Act of 1990) Old equipment is permanently decommission removed from service, protect the environment, and comply with regulations.

Materials \_\_\_\_\_ Size: 50 Gal

Labor \_\_\_\_\_ Type: Storage W/H

Permit Fees \_\_\_\_\_

Disposal Fee \_\_\_\_\_

#### SEAL COOLING PLENUM TO ATTIC:

Surfaces to be sealed must be cleaned and prepared according to the sealant manufacturer's instructions, removing old tape, debris, and any contaminants.

Inspect the plenum, ducts, and connections for cracks, gaps, and areas where air may be leaking. Seal the connections between the plenum and ductwork, ensuring a tight seal. Seal all seams, penetrations (like wiring holes), and other areas where air can leak into or out of the plenum.

Use mastic sealant or mastic seal tape for sealing, ensuring it meets UL-181 standards. Select low volatile organic compound (VOC) sealants that meet independent testing and verification protocols. Return plenums should be sealed inside with mastic seal to ensure that only air from the house enters. Use a smoke test or pressure test to verify the effectiveness of the sealing work and identify any remaining leaks. All jobs must meet and be according with SWS work specifications.

Materials \_\_\_\_\_ Locations A/H Closet

Labor \_\_\_\_\_

Subtotal Materials: \_\_\_\_\_

Subtotal Labor: \_\_\_\_\_

Subtotal Permit Fees: \_\_\_\_\_

TOTAL PROJECT COST: \_\_\_\_\_

Document Pickup:	Contact:	Lissy Jofre	Phone No:	7864694810	Date:	6/12/2025	
	Location:	Via Email					
Pre-Bid Meeting::	YES	Mandatory:	YES	Date:	6/17/2025	Time:	09:00 AM
	Location:	12301 SW 250 Terrace Princeton, Florida 33032					
Site Meeting:	YES	Mandatory:	YES	Date:	6/17/2025	Time:	09:00 AM
	Location:	12301 SW 250 Terrace Princeton, Florida 33032					
Bid shall be submitted to:	Contact:	Martha Perez					
	Address:	701 NW 1st Court Suite 1100					
	Email:	marthap@miamidade.gov			FAX # :	786-469-4750	
Type of Contract:	Multiple Trade		Method of Award:	Lowest Responsible Bidder			
Method of Payment:	Lump Sum		Insurance Required:	YES			
Additional Insurance Required:	NO		If Yes - Minimum Coverage:				
Performance & Payment Bond Required:	NO		Bid Bond Required:	NO			
Davis Bacon:	NO	Maintenance Wages:	NO	AIPP:	NO	Amount:	
DBE Participation:	NO	Percentage:	0.00%	DBE Subcontractor Forms Required:	NO		
SBE-S Requirements	NO	Percentage:	0.00%				
SBE-Services Commodity Set-Aside	NO	If Yes, Service =					
SBE-G Requirements	NO	Percentage:	0.00%				
SBE-Goods Commodity Set-Aside	NO	If Yes, Goods =					
Liquidated Damages:	YES	\$\$ Per Day:	\$250.00				
For RPO's less than \$10,000, if no LD rate is specified, the County reserves the right to assess actual damages in lieu of LDs.							
Design Drawing Included:	NO	Shop Drawing Included:	NO	Specifications Included:	YES		
Anticipated Start Date:	7/1/2025			Calendar Days for Project Completion:	60		
Comments:	1.) The Mandatory Pre-Bid Meeting shall be held on Tuesday, June 17, 2025 at 9:00 AM. All persons interested in participating in the Mandatory Pre-Bid Meeting are encouraged to pre-register and indicate their intention to attend the meeting by sending an email to Martha.Perez@miamidade.gov and copy to Kyle.Kincaid@miamidade.gov by doing so they will ensure that all of their contact information is correct and available to Community Action and Human Services Department (CAHSD). The email should include names of anticipated attendee's, email address, and phone number as well as their company's name. Please note that the pre-bid meeting is mandatory and failure of a bidder to attend and sign the attendance sheet will result in the Contractor's bid being rejected. Also note that if the bidder fails to arrive timely their participation in the pre-bid site visit is not guaranteed.						

2.) Contract Documents: Contract Documents shall be provided to the Contractors that attend the Mandatory Pre-Bid Meeting. Upon the conclusion of the Mandatory Pre-Bid Meeting, the Contract Documents will be sent to the attending Contractors at no charge via an email containing the attachments or via email containing the online downloadable link.

3.) Following the advertisement of this project, the cone of silence will be in place. No requests for information will be answered prior to the pre-bid meeting with the exception of questions of regarding the time and date of pre-bid meeting. Following the mandatory site visit, requests for Information (RFI's)/requests for clarification must be submitted in writing by Friday, June 20, 2025, by 5:00 PM. Written communications must be in the form of an e-mail addressed to Martha Perez at [Martha.Perez@miamidade.gov](mailto:Martha.Perez@miamidade.gov) and Kyle.Kincaid@miamidade.gov.

4.) Bids received after the due date and time will not be accepted. Bids are to be submitted in a sealed envelope with the completed Bid Package. The envelope must contain the RPQ Bid Form - Attachment 5A, and all other accompanying required documents (i.e. addenda and Schedule of Values, etc.). Bidders are strongly encouraged to label the envelope clearly. Bidders may submit their submissions in person, via the US Post, FedEx, UPS or courier service. A complete bid package is due on or before the time and bid date specified in the advertisement or subsequent addenda changing the due date and time.

5.) The preliminary bid results (Bid Analysis) can be requested via e-mail. An e-mail request must be sent to Martha Perez at [Martha.Perez@miamidade.gov](mailto:Martha.Perez@miamidade.gov) and to Kyle.Kincaid@miamidade.gov.

6.) Subsequent to the commencement of the Contract, the County may require specific qualifications based on a Project's scope of work. Such requirements will be included within the RPQ.



**DISCLOSURE:**

- Contractor shall indemnify and hold harmless the County and its officers, employees, agents and instrumentalities from any and all liability, losses or damages, including attorneys' fees and costs of defense, which the County or its officers, employees, agents or instrumentalities may incur as a result of claims, demands, suits, causes of actions or proceedings of any kind or nature arising out of, relating to or resulting from the performance of this Agreement by the Contractor or its employees, agents, servants, partners principals or subcontractors. Contractor shall pay all claims and losses in connection therewith and shall investigate and defend all claims, suits or actions of any kind or nature in the name of the County, where applicable, including appellate proceedings, and shall pay all costs, judgments, and attorney's fees which may issue thereon. Contractor expressly understands and agrees that any insurance protection required by this Agreement or otherwise provided by the Contractor shall in no way limit the responsibility to indemnify, keep and save harmless and defend the County or its officers, employees, agents and instrumentalities as herein provided.

The Contractor shall furnish to **Community Action and Human Services, Energy, Facilities and Transportation Division, 701 NW 1st Court Suite 1100, Miami FL 33136**, Certificate(s) of Insurance which indicate that insurance coverage has been obtained which meets the requirements as outlined below:

- A. Worker's Compensation Insurance for all employees of the Contractor as required by Florida Statute 440.
  - a. If applicable should include coverage required under the U.S. Longshoremen and Harbor Workers' Act (USL&H) and/or Jones Act for any activities on or about navigable water.
- B. Commercial General Liability in an amount not less than \$300,000 per occurrence, and \$600,000 in the aggregate. Miami-Dade County must be shown as an additional insured with respect to this coverage.
- C. Automobile Liability Insurance covering all owned, non-owned and hired vehicles used in connection with the work, in an amount not less than \$300,000 combined single limit per occurrence for bodily injury and property damage.

\*Under no circumstances are Contractors permitted on the Aviation Department, Aircraft Operating Airside (A.O.A) at Miami International Airport without increasing automobile coverage to \$5 million. Only vehicles owned or leased by a company will be authorized. \$1 million limit applies at all other airports.

**VERIFICATION OF EMPLOYMENT ELIGIBILITY (E-VERIFY):**

By entering the Contract, the Awarded Bidder becomes obligated to comply with the provisions of Section 448.095, Florida Statute, titled "Verification of Employment Eligibility." This includes but is not limited to utilization of the U.S. Department of Homeland Security's E-Verify System to verify the employment eligibility of all newly hired employees by the Awarded Bidder effective, January 1, 2021, and requiring all Subcontractors to provide an affidavit attesting that the Subcontractor does not employ, contract with, or subcontract with, an unauthorized alien. Failure to comply may lead to termination of this Awarded Bidder, or if a Subcontractor knowingly violates the statute, the subcontract must be terminated immediately. Any challenge to termination under this provision must be filed in the Circuit Court no later than twenty (20) calendar days after the date of termination. If this Contract is terminated for a violation of the statute by the Awarded Bidder, the Awarded Bidder may not be awarded a public contract for a period of one year after the date of termination, and the Awarded Bidder may be liable for any additional costs incurred by the County resulting from the termination of the Contract. Public and private employers must enroll in the E-Verify System (<http://www.uscis.gov/e-verify>) and retain the I-9 Forms for inspection.

Print

Email Invitation To Bid to E400501

Exit