



INVITATION TO BID

A RPQ has been issued for the work identified below. If you are interested in submitting a bid for this project, please submit your bid via Sealed Envelopes, attention to Jesus Sanchez at 9445 Coral Way Miami, FL 33165 no later than 6/19/2026 at 12:00 PM. If you have any questions, contact Jesus Sanchez at 305-480-1707.

This RPQ is issued under the terms and conditions of the Miscellaneous Construction Contracts (MCC) Program MCC 7360 Plan.

RPQ DETAILED BREAKDOWN

Bid Due Date:	6/19/2026	Time Due:	12:00 PM	Submitted Via:	Sealed Envelopes		
Estimated Value:	\$132,000 (excluding Contingencies and Dedicated Allowances)						
Project Name:	System Wide Glazing and Window Sealing						
Project Location:	9445 Coral Way Miami, FL 33165						
License Requirements:	Primary:	Glass / Glazing					
Scope of Work:	<p>(Contractor must obtain and submit all permits prior to performing any work). The scope of work entails but is not limited to installation, repair and/or full replacement of interior and/or exterior glass panes, windows, entry doors, mirrors, Plexiglass structures, curtain walls, glass blocks and any other glazing structures at the facilities operated by Miami-Dade Public Library System. The scope of work also includes application of film (tinted or clear), backer rod and sealant removals and replacements, resealing, caulking, and/or water proofing of various glazing structures. When the assigned work scope dictates it, the contractor shall produce calculations, drawings, NOAs and/or documentation necessary to obtain permits for the authorities having jurisdiction (AHJs) before initiating any work. [LD1.1]Permitting fees are to be paid by the Contractor and will be reimbursed at cost with no mark ups. The awarded contractor is responsible for any required design, coordination of the work and obtaining approval from all applicable MDPLS entities. Preparation of the plans in accordance with MDPLS guidelines and/or requirements, Job Hazard Analysis, and/or Safety Plans for each work location as well as all labor, parts, materials, and equipment (i.e., including ladders, scaffolding, and/or lifts) necessary to access and perform the work is the sole responsibility of the contractor. It is also the contractor's responsibility to fully clean areas prior to and following completion of the work as well as proper disposal of removed and/or discarded parts and materials. All damaged glass must be replaced with equal or greater quality and thickness and in accordance with MDPLS Design Guidelines. The contractor shall provide temporary emergency repairs (i.e., within 24 hours of notification) while materials are on order, including caulking, temporary protection of building envelope openings, sealing, water proofing, board-up and water testing in order to prevent water infiltration and secure the facility while new glass is being ordered. All work shall be authorized via Work Orders by project/site and shall comply with the following requirements: 1. Observe MDPLS product requirements for re-glazing, re-sealing, caulking and water proofing as needed. 2. Work in high traffic areas (i.e., inside any of the library facilities during operating hours) or any other areas where there is a high volume of people. Please adjust your unit costs accordingly. 3. The contractor shall notify the MDPLS project manager at least 48 hours in advance prior to initiating any work order assignment. 4. All scaffold erecting and fall protection shall follow OSHA standards 1926.450 through 1926.503. 5. The awarded contractor shall provide all necessary equipment to supply a safe working area environment and mitigate noise and operational interruptions. 6. When support metal is damaged, order necessary replacement materials before re-glazing. 7. Clean base frame and adjacent areas completely following all manufacturer's recommended procedures for proper applications. 8. Replace old screws at damaged section being replaced with equal or greater quality, corrosion proof and secure properly. 9. The contractor is responsible for cleaning up and proper disposal of all debris before leaving work areas for the day or night. Contractor must remove and dispose of all broken glass following OSHA as well as any other applicable Codes or standards. Glass debris disposal must also comply with applicable environmental regulations.</p>						

10. Remove extra material and equipment from the work area before leaving for the day or night.
11. Remove old caulking and re-seal entire areas being replaced and remove and replace any deteriorated or damaged supports to prevent water infiltration.
12. When caulking is applied from the interior, 1/4" x 1/4" glazing tape must be installed on the frame leaving a 3/4" area from the DLO[LD2.1][JS2.2] to apply the caulking.
13. When caulking is applied from exterior side, use the proper preset gasket to set caulk bite.
14. Inspect new glass for damage and ensure it meets the required standards per specifications before installation.
15. Clean glass per caulk manufacturer's recommendation.
16. When glass being replaced is part of an entire section, contractor shall verify that all adjacent units are properly sealed to avoid water penetration. All broken glasses must be replaced in kind.
17. Install new glass following safety regulations and manufacturer procedures.
18. Temporarily secure glass to ensure proper trim fit to allow sealants to cure following manufacturer's procedures.
19. Clean all surrounding areas, paint trims, and frames to provide a fresh finish.
20. Repair any damages caused by the re-glazing process or any work performed by Contractor.
21. The contractor is responsible for the performance of a water test after work has been completed in the presence of the MDPLS project manager to verify that no water penetration is caused due to improper installation.
22. Provide a one (1) year – no dollar limit-warranty for any defects in materials and installation. Upon warranty activation, the contractor shall immediately perform inspections, repair or replace defective areas.
23. Provide a manufacturer warranty for all glazing materials following installation. The Manufacturer warranty must be in effect for a period of at least one (1) year.
24. Approved brands for film applications include 3M, Courtaulos, Llumar, Madico, Solar Gard and Sungard.

This contract shall be for a maximum term of two (2) years. The maximum contract value shall not exceed \$120,000.00.

It should be noted that this work based RPQ is for on-call emergency/priority services and MDPLS does not guarantee that selected contractor will be issued the total estimated amount of \$120,000.00.

The selected contractor must agree to respond to an emergency/priority call within two (2) hours of first contact from MDPLS staff and be available to respond 24 hours per day and 7 days a week with the necessary equipment, materials and labor force to complete the required work in accordance with MDPLS schedule for completion.

The definition of an adequate response shall be determined at MDPLS sole discretion on a case-by-case basis. Once a contractor has responded within two (2) hours, MDPLS staff will work with the contractor to determine the best course of action, establish the scope of the work and schedule the work. Failure to respond two (2) consecutive times within two (2) hours of being contacted for work may result in the termination of the contract by default which will result in unsatisfactory performance evaluation that may jeopardize the possibility of receiving additional contract awards by Miami-Dade County.

Prior to issuance of a Work Order, a site visit is scheduled and attended by the Contractor, MDPLS staff will work with the contractor to determine the best course of action, establish the scope of the work and schedule the work. Thereafter, the Contractor shall submit a formal proposal within 10 business days after the site meeting with a detailed scope of work to be performed and its cost breakdown. MDPLS, based on the complexity of the scope of work, may grant additional time for the submission of the required proposal. The A request for additional time shall be submitted in writing to the Library Project Manager (LPM) in order to be valid and considered for approval by MDPLS staff. Contractors that do not submit the required proposal as previously mentioned, will be issued a letter for deficiency. If the Contractor fails to provide a proposal after the deficiency letter has been sent, a Notice to Cure will be issued. Upon the contractor not submitting the required proposal after a Notice to Cure letter has been issued, the Contractor may be Terminated for Default as established in Section 1 of the General Terms and Conditions, Article 1.20 (Termination for Default) of the MCC 7040 contract.

MDPLS reserves the right to suspend noncompliant contractors from participation in the MDAD/MCC 7040 Work-Order Based program.

Bidders are still required/responsible for participating in the MANDATORY pre-bid meeting. Failure to participate in the MANDATORY pre-bid meeting shall result in the corresponding contractor/company being considered non-responsive. Late arrivals to the MANDATORY pre-bid meeting shall result in the contractor/company being considered non-responsive.

The contractor will be responsible for all his work until accepted by the MDPLS LPM. Any damage to any newly completed or in progress work will be the sole responsibility of the contractor to fix at no additional cost to the MDPLS. No time extension will be granted for any delays related to such damages. All existing finishes and areas disturbed by the contractor shall be repaired and or

replaced to original condition as directed by the MDPLS LPM. Trash and accumulated construction debris shall be removed by the CONTRACTOR from the job-site on a daily or nightly basis and before the end of the work shift. The work area(s) must be fully cleaned and accessible at the end of each work shift. The contractor shall provide competent Project Manager/Supervisor/foremen to supervise all phases of work.

Permitting: The contractor is responsible for obtaining all permits and paying all related fees needed to begin and complete all phases of work within the dry run approved documents. It shall be the contractor's responsibility to ensure that all required regulatory or proprietary permits are obtained prior to commencement of work. Copies of all permits shall be submitted to MDPLS LPM before commencing work. The contractor is responsible for obtaining all permits and inspections required to complete project.

If the awarded contractor shall neglect, fail, or refuse to complete the work within the time specified for Substantial Completion in the Notice to Proceed (NTP) and/or subsequent Work Orders, then the contractor hereby agrees, as part of the consideration for the awarding of this Contract, to pay to the Owner, as liquidated damages and not as a penalty, the sum of \$100 per day for each calendar day beyond the dates set forth in the NTP and/or Work Order(s).

If the CONTRACTOR fails to submit all documentation to close the project within thirty (30) calendar days of final acceptance, liquidated damages at \$100 per day may be assessed until all documentation is received.

Bids must be submitted in a sealed envelope. The bidder's name, address, the project name and the RPQ number must be indicated on the outside of the envelope. The sealed envelope shall include the following documents:

1. Bid price using form 5-A as well as the Certificate of Assurance (COA), (provided in the bid package).
2. The fully completed Bid Price Spreadsheet (provided in the bid package).
3. Insurance Documentation.
4. Any and all applicable Addenda documents (fully executed and dated) issued during the bidding phase. All potential bidders are hereby notified that failure to submit the completed Construction may not be allowed to begin until OWNER has reviewed and approved in writing of contractor's proposal and schedule.

SEALANTS AND CAULKING

PART 1. GENERAL

1.01 SCOPE A. Work included: furnish all labor, materials, equipment, incidentals, transportation, application/installation and supervision necessary to complete all caulking, sealing and related work called for by the plans and/or specifications, or reasonably inferable from either or both, including, but not limited to the following:

1. At all locations indicated on plans or called for herein.
2. Perimeters of all items piercing or set into exterior walls.
3. All other interior and exterior locations (whether or not specifically called for on plans) where required to make work under this Contract complete, fully watertight and attractive in appearance.
4. Including preparation of joints, priming (where required/directed), backing rods and bond breakers at all joints indicated on plans, as detailed/noted.

1.02 QUALITY ASSURANCE

A. Sealants and caulking shall contain no asbestos containing materials.

B. Qualifications of manufacturers: Products used in the work of this section shall be produced by manufacturers regularly engaged in manufacture of similar items and with a history of successful production acceptable to the Library Project Manager.

C. Qualification of Installers:

1. Proper caulking and proper installation of sealants require that installers be thoroughly trained and experienced in the necessary skills and thoroughly familiar with the specified requirements.

1.03 USE OF TERMS "CAULKING" AND "SEALANT"

A. It is the intent of these specifications to differentiate between the terms "caulking" and "sealant."

1. Caulking materials specified are to be used only at interior locations where needed/detailed for appearance to conceal cracks/joints between surfaces, etc.
2. Sealant materials are to be used at all exterior and interior locations where needed for water tightness and those interior locations where specifically detailed/noted on drawings or NOAs.

1.04 PRODUCT HANDLING

A. Delivery and storage: Deliver all materials of this section to the job site in the original unopened containers with all labels intact and legible at time of use. Store only under conditions recommended by the manufacturers. Do not retain on the job site any material which has exceeded the shelf life recommended by its manufacturer.

B. Protection: Use all means necessary to protect the materials of this section before, during and after installation and to protect the work and materials of all other trades.

C. Replacements: In the event of damage, immediately make all repairs and replacements necessary to the satisfaction of the Library Project Manager.

PART 2. PRODUCTS

2.01 MATERIALS

A. Caulking compounds, for interior non-moving joints use Externaflux Butyl Caulk, Pecorp-158, Sonneborn-Contech Products, Inc., Butakauk, or approved equal. Sealants: For sealing exterior expansion and control joints: Use Dow Corning Corp. 790 or approved equal.

B. Colors:

1. Colors for each sealant installation will be selected by the Library Project Manager from standard colors normally available from the specified manufacturer.

2. In concealed installations and in partially or, fully exposed installations where so approved by the Library Project Manager, standard gray or black sealant may be used.

C. Primers: Use only those primers which are nonstaining, have been tested for durability on the surfaces to be sealed, and are specifically recommended for this installation by the manufacturer of the sealant used.

D. Backup Materials: Use only those backup materials which are specifically recommended for this installation by the manufacturer of the sealant used and which are nonabsorbent and nonstaining.

E. Bond-preventive Materials: Use only those materials best suited for the application and as recommended by the manufacturer of the sealant used.

F. Use only solvents which can be completely removed, or which will not adversely affect the caulking or sealant to be applied.

G. Other Materials: All other materials, not specifically described but required for complete and proper caulking and installation of sealants, shall be first quality of their respective kinds, new and as selected by the Contractor subject to the approval of the Library Project Manager.

2.02 PROHIBITION ON ASBESTOS CONTAINING MATERIALS

The Library Department will not accept any materials that contain asbestos. It shall be the Contractor's responsibility to verify that materials furnished to the Department contain no asbestos minerals. Any materials found to have asbestos and installed by the Contractor shall be removed at his expense. Some construction materials that may be currently sold on the market by various manufacturer's contain asbestos materials are drywall/joint compound, plaster, texture coats, vinyl floor tiles, adhesives, roofing tars, felt, shingles, acoustic ceilings, fireproofing, caulk, sealants, specialty gaskets, fire doors, insulation, particle filters, HVAC ducts, drilling fluid additives, and insulation boards.

The Contractor is hereby alerted to the fact that some of these above listed materials manufactured abroad may contain asbestos containing minerals from the serpentine or amphibole group. The asbestos containing minerals to be avoided are as follows:

Asbestos Type CAS # Formula

Chrysotile 12001-29-5 $Mg_3(Si_2O_5)(OH)_4$

Amosite 12172-73-5 $Fe_7Si_8O_{22}(OH)_2$

Crocidolite 12001-28-4 $Na_2Fe^{2+}3Fe^{3+}2Si_8O_{22}(OH)_2$

Tremolite 77536-68-6 $Ca_2Mg_5Si_8O_{22}(OH)_2$

Actinolite 77536-66-4 $Ca_2(Mg,Fe)_5(Si_8O_{22})(OH)_2$

Anthophyllite 77536-67-5 $(Mg, Fe)_7Si_8O_{22}(OH)_2$

Richterite 17068-76-7 $Na(Ca,Na)(Mg, Fe^{++})_5(Si_8O_{22})(OH)_2$

Winchite $(Ca,Na)Mg_4(Al,Fe^{3+})(Si_8O_{22})(OH)_2$

The Contractor shall check the label of every product submitted. Shop drawing approval shall not absolve the Contractor of the responsibility of submitting asbestos free materials.

PART 3. EXECUTION 3.01

INSPECTION

A. Examine the areas and conditions under which work of this Section will be performed. Correct conditions detrimental to the proper and timely completion of the work. Do not proceed until unsatisfactory conditions have been corrected.

3.02 PREPARATION

A. Concrete Surfaces:

1. All surfaces in contact with caulking or sealant shall be dry, sound and well brushed and wiped free from dust.

2. Use solvent to remove oil and grease, wiping the surfaces with clean rags.

3. Where surfaces have been treated, remove the surface treatment by use sandblasting or wire brushing.

4. Remove all laitance and mortar from the joint cavity.

5. Where backstop is required, insert the approved backup material in the joint cavity to the depth required.

B. Steel Surfaces:

1. Steel surfaces in contact with caulking or sealant shall be sandblasted or, if sandblasting would not be practical or would damage adjacent finish, the metal shall be scraped or wire-brushed to remove mill scale.
2. Use solvent to remove oil and grease, wiping the surface with clean rags.
3. Remove protective coatings on steel by sandblasting or by a solvent that leaves no residue.

C. Aluminum Surfaces:

1. Aluminum surfaces in contact with caulking or sealant shall be cleaned of temporary protective coatings, dirt, oil and grease.
2. Use only such solvents to remove protective coatings as are recommended for that purpose by the manufacture of the aluminum work and which are nonstaining.

3.03 INSTALLATION OF BACK-UP MATERIAL

- A. Installation of back-up material, primers and bond-breaker, shall be in strict accordance with the respective manufacturers' recommendations.

3.04 JOINT DIMENSIONS

- A. Minimum joint 1/4" wide by 1/2" deep.
- B. Joints more than 1/2" deep shall be solidly filled to within 1/2" of the surface with suitable backer rod or filler per manufacturer recommendations. specified filler. [LD3.1][JS3.2]

3.05 APPLICATION: (Coordinate work with other trades.)

- A. Masking: thoroughly and completely mask all joints where the appearance of sealant on adjacent surfaces would be objectionable.
- B. Apply generally with caulking gun of proper nozzle size to fit joint.
- C. Apply with sufficient pressure to fill joint from backing to surface.
- D. For joints in flat surfaces, neatly tool compound slightly concave with proper tools.
- E. Execute finishing of caulking around frames with coving tool.
- F. As work progresses, immediately remove compound that may accidentally flow onto adjoining surfaces using manufacturer's recommended solvent and cleaners. Remove excess material from joints immediately.
- G. Remove masking tape immediately after joints have been tooled.
- H. Clean adjacent surfaces free from caulking or sealant as the installation progresses. Use solvent or cleaning agent as recommended by the caulking or sealant manufacturer.
- I. At completion, carefully check all joints for damage and repair damaged joints.
- J. Remove all debris as a result of this operation.

Document Pickup:	Contact:	Jesus Sanchez	Phone No:	305-480-1707	Date:	6/10/2026	
	Location:	9445 Coral Way, Miami, FL. 33165					
Pre-Bid Meeting::	YES	Mandatory:	YES	Date:	6/10/2026	Time:	10:00 AM
	Location:	9445 Coral Way, Miami, FL. 33165					
Site Meeting:	YES	Mandatory:	YES	Date:	6/10/2026	Time:	10:00 AM
	Location:	9445 Coral Way, Miami, FL. 33165					
Bid shall be submitted to:	Contact:	Jesus Sanchez					
	Address:	9445 Coral Way Miami, FL 33165					
	Email:	sanchezj@mdpls.org	FAX # :	305-480-1706			
Type of Contract:	Single Trade		Method of Award:	Lowest Responsible Bidder			
Method of Payment:	Scheduled Monthly Payments		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:	\$150.00				

For RPQ'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:	7/13/2026		Calendar Days for Project Completion:	730	
Comments:					

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 **Library Department**, , 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.