

Invitation for Sealed Bids

Diesel Building Roof Replacement

City of Hart | 20 N Water Street | Hart Michigan 49420

The City of Hart is requesting sealed bids from qualified roofing contractors to remove and replace the existing **1,825 SF roof system** at the Diesel Building. Bids must include all labor, materials, equipment, disposal, taxes, insurance, and incidental work necessary for a complete, watertight, warrantable installation.

Bid Submission

Sealed bids must be received no later than October 1, 2026 at 10:30 AM. Bids may be mailed or delivered to:

City of Hart
407 S State Street
Hart, MI 49420

Clearly mark the outside of the sealed envelope “**Diesel Building Roof Replacement Bid.**” Bids received after the deadline will not be considered. The City is not responsible for mail or delivery delays.

Project Location

City of Hart Diesel Building
20 N Water Street
Hart, MI 49420

Required Base Bid Scope

- Remove the existing roofing down to the wood deck and legally haul away all debris. Removal and material handling must account for lifting debris over the existing east wall using equipment appropriate for the site, such as a telehandler or equivalent method.
- Inspect the exposed wood decking for damage. Notify the City before replacing deteriorated decking. Include the unit price requested in the Bid Form for authorized deck replacement.
- Install a new Duro-Last vapor barrier sheet on the wood deck and walls in accordance with manufacturer requirements.
- Install one new 2.6-inch layer of polyisocyanurate roof insulation, mechanically fastened, to provide a total insulation value of R-15.
- Install a white, tan, or gray 50-mil custom-fabricated Duro-Last roof membrane, mechanically fastened in accordance with manufacturer requirements.
- Install new Duro-Last parapet wall flashings on all exterior walls.
- Install a new two-piece, 24-gauge metal edge system on the east and north exterior edges.
- Install a new 24-gauge metal drip-edge system on the west edge.
- Install new Duro-Last flashings at all existing roof penetrations.
- Provide a 20-year Duro-Last no-dollar-limit labor and material warranty. The contractor must be authorized and qualified by Duro-Last to furnish the specified warranty.
- Provide all permits, mobilization, access equipment, protection, cleanup, taxes, insurance, and incidental items required for a complete installation.

Bid Alternates

Alternate 1 Additional Insulation

State the add price to install a second 2.6-inch layer of polyisocyanurate roof insulation, for a total insulation value of R-30. The second layer must be installed with staggered joints and fastened in accordance with the roof-system manufacturer's requirements.

Site Conditions and Field Verification

Each bidder is responsible for examining the site and field-verifying roof dimensions, quantities, access limitations, existing conditions, penetrations, edge conditions, and the work required before submitting a bid. Failure to inspect or verify conditions will not relieve the successful contractor of responsibility for completing the stated scope. Contact Mike Schiller at 231-578-3962 to coordinate access to inspect the roof.

Contractor Responsibilities

- Protect the building, adjacent property, equipment, occupants, and the public throughout the work.
- Maintain the building in a watertight condition and provide temporary protection whenever the existing roof is open.
- Comply with applicable codes, permits, safety requirements, manufacturer specifications, and disposal requirements.
- Coordinate interruptions, staging, and access with the City before work begins.
- Remove debris promptly and leave the site clean upon completion.
- Provide product data, warranty documentation, and closeout information requested by the City.
- Do not perform concealed-condition or extra work without prior written authorization from the City.

Bid Requirements

Each bid must include:

- Completed Bid Form, including base bid, alternates, and unit pricing.
- Proposed roof membrane color and confirmation that all specified materials and warranty requirements are included.
- Proposed start date, estimated duration, and completion date.
- Description of any exclusions, exceptions, or substitutions. Silence will be interpreted as full compliance with the specifications.
- Contractor legal name, address, contact information, authorized signature, and applicable license information.
- Confirmation that certificates of insurance can be provided before work begins.

Evaluation and Award

The City may evaluate bids based on price, conformance with specifications, qualifications, experience, references, warranty, proposed schedule, and the City's best interests. The City reserves the right to reject any or all bids, waive informalities or minor irregularities, request clarification, accept or reject any alternate, and award the work in whole or in part. Issuance of this invitation does not obligate the City to award a contract or reimburse bid preparation costs.

Bid Form

Diesel Building Roof Replacement

Pricing

Item	Description	Price
Base Bid	Complete required base bid scope, including R-15 insulation	\$ _____
Alternate 1	Add second 2.6-inch insulation layer for R-30 total	Add \$ _____
Deck Replacement	Authorized replacement of damaged wood decking	\$ _____ per sq. ft.

Schedule and Warranty

Earliest available start date: _____

Estimated construction duration: _____

Proposed completion date: _____

Payment terms: _____

Membrane color proposed: _____

20-year Duro-Last NDL labor and material warranty included: ☐ Yes ☐ No

Exceptions and Clarifications

List all exceptions, exclusions, proposed substitutions, or clarifications. Attach additional pages if needed.

Bidder Information

Contractor name: _____

Address: _____

Contact person and title: _____

Phone: _____ Email: _____

License number if applicable: _____

Authorized signature: _____ Date: _____

Printed name and title: _____