



## Saginaw Chippewa Tribal College

5805 East Pickard Street, Mount Pleasant, Michigan 48858.

# Sanitary Stack Replacement, Fixtures and Plumbing Additions

## Request for Proposal

March 6, 2026

**Submission Deadline:** Friday, April 3<sup>rd</sup>, 2026 at 5:00pm

**Delivery Method:** email to contact person.

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**Available to the Public at:** <https://www.sagchip.edu/bids>

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### 1. Project Overview

This RFP seeks a qualified General Contractor (GC) to manage the demolition, plumbing replacement, and subsequent restoration of a three-story vertical soil stack. The existing cast iron system has reached its end of life and requires modernization to PVC. Additionally, this project includes the complete replacement of two existing commercial urinals, and the installation of two (2) new mop sinks - one on the second floor and one on the third-floor custodial closets adjacent to the restrooms - to be integrated into the updated plumbing system.

### 2. Scope of Work

The contractor shall provide all labor, materials, and equipment to complete the following:

- **Selective Demolition:** Removal of [e.g., interior partitions, ceilings, flooring, and MEP fixtures] as per attached drawings.
- **Asset Protection:** Survey existing conditions and protect all items designated to remain (e.g., structural columns, finished walls, specialized equipment).
- **Debris Management:** Daily removal of all demolition debris through designated routes to prevent accumulation.
- **Physical Barriers:** Install floor-to-ceiling, airtight temporary partitions (e.g., metal studs with fire-rated drywall or heavy-duty plastic sheeting) to separate the work zone from occupied areas.
- **Dust Curtains & Containment:** Use "zipper wall" systems or equivalent at all entry/exit points of the demolition zone.
- **Air Quality (Negative Pressure):** Utilize HEPA-filtered negative air machines and air scrubbers to ensure no dust or odors migrate into the building's HVAC system or occupied spaces.
- **Floor Protection:** Provide heavy-duty floor protection (e.g., Ram Board or Masonite) along all debris haul routes.
- **Noise & Vibration Control:** Perform high-impact demolition (e.g., jackhammering, core drilling) only during the following times: Mon-Thu 7:00am-10:00am, and Fridays 8:00am-5:00pm.

- **Hazardous Materials:** Contractor must report any unidentified suspect materials (e.g., asbestos, lead) immediately and halt work in that area.
- **OSHA Standards:** All work must comply with OSHA regulations.
- **Permits:** Contractor is responsible for obtaining all local Demolition Permits and coordinating utility disconnects.
- **Work Plan:** Detailed description of how the contractor will maintain 100% dust containment.
- **Selective Demolition & Access:** Removal of existing drywall and structural obstructions across three floors to access the vertical stack and plumbing. Removal of all toilets and urinals on affected floors, removal of all existing floor flanges.
- **Soil Stack Replacement:** Removal of the existing cast iron vertical soil stack and installation of a new PVC stack. Connection of the new stack to the lowest available PVC connection in the foundation.
- **Additional plumbing:** Installation of new plumbing to accommodate new Mop Sinks and Stall-Type urinals.
- **Fixtures & Flanges:** Replacement of all existing floor flanges with new PVC-compatible hardware. Reinstallation and testing of all toilets with new wax rings and supply lines. Installation of new Stall-Type urinals, Installation of new mop sinks, including all necessary integration with the existing plumbing system.
- **Interior Restoration:** Installation of new fire-rated drywall and ceiling materials to match existing finishes. Installation and/or repair of existing flooring where applicable. Full painting, trim repair, caulking, and site cleaning upon completion.

#### **Mop Sink Installation:**

- **Third Floor:** Complete installation of one (1) floor-mounted mop sink (as specified by local code), including hot/cold water supply lines, drainage tie-ins to the new stack, and backsplash protection.
- **Second Floor:** Complete installation of one (1) floor-mounted mop sink (as specified by local code), including hot/cold water supply lines, drainage tie-ins to the new stack, and backsplash protection.

#### **Mop Sink Technical Specifications**

**Material:** Heavy-duty 16-gauge Type 304 Stainless Steel for the basin; 18-gauge Type 304 Stainless Steel for the apron. Must be NSF Certified for sanitation.

**Size (Overall):** 24" Long x 24" Wide x 13" High.

**Basin Dimensions:** Minimum 21" Long x 21" Wide x 9" Deep.

**Installation Type:** Floor-mounted with an included stainless-steel wall clip to secure the unit against the wall.

**Drainage:** Minimum 3.5" diameter stainless steel or copper drain basket/strainer. Bottom surface must be angled/coved for efficient draining.

**Protection:** Integration of a backsplash (minimum 8-10 inches high) to prevent water damage to adjacent walls.

#### **Faucet Technical Specifications**

**Type:** Wall-mounted Service Faucet

**Material:** Chrome-plated heavy-duty brass body with ceramic cartridges for durability.

**Spout Design:** 6.5" to 9" reach with a built-in pail hook and a 3/4" garden hose thread outlet.

**Compliance:** Must include an integral vacuum breaker to prevent backflow and contamination.

**Handles:** Double-handle lever or 6" wrist action handles with color-coded (Hot/Cold) indexes.

**Height:** Mounting height shall be 36" to 43" from the finished floor to allow bucket clearance without excessive splashing.

## Urinal Technical Specifications

Qty. 2: American Standard Washbrook FloWise Universal Urinal

Qty. 2: Zurn AquaSense AV Exposed Hardwired Automatic Sensor Flush Valve for 3/4" Urinals

## 3. Federal Compliance & Prevailing Wage

As this project is funded by federal grants, it is subject to the Davis-Bacon Act (DBRA).

- **Prevailing Wages:** All laborers and must be paid no less than the local prevailing wage rates as determined by the U.S. Secretary of Labor.
- **Certified Payroll:** The GC must submit weekly certified payroll records to the project administrator to ensure compliance.
- **Anti-Kickback:** Contractors must comply with the Copeland "Anti-Kickback" Act.

## 4. Submission Requirements

Proposals must be organized and include:

- **Detailed Cost Breakdown:** Line items for demolition, plumbing (including specific costs for the mop sink installations), and restoration.
- **Project Schedule:** A Gantt chart or list of milestones.
- **Qualifications:** Proof of licensure and past experience with federally funded projects.
- **Safety Plan:** Procedures for dust mitigation and site protection.

## 5. Project Timeline

- **Site Walkthrough:** March 16-20, 2026
- **Questions Due:** March 27, 2026
- **Submissions Due:** April 3<sup>rd</sup>, 2026
- **Anticipated Start:** April 13<sup>th</sup>, 2026

## 6. Selection Process & Bid Matrix

The owner will use a Best Value evaluation method. The following matrix will be used by the SCTC review committee to score each proposal:

Evaluation Criteria	Weight	Score (1-10)	Weighted Total
Proposed Total Cost (Normalized to lowest bid)	35%		
Plumbing & Restoration Experience	25%		

Federal Compliance Track Record (Davis-Bacon)	20%
Proposed Schedule & Efficiency	15%
References & Past Performance	5%
Total Score	100%