



PROPOSAL REPORT COVER PAGE



Marc Rodriguez

Association Services of Florida

RFP#: 695835

RFP Title: 3rd Floor Roof
Seacrest of Broward Condominium

ABOUT THIS REPORT

Please review the following Proposal Report in its entirety. Once reviewed, please log into your free, online manager account and report your community's position on the matter within 15 days of close. Reporting the status or outcome of an RFP will instantly give all vendors, who worked diligently in providing a free estimate, the proper notification of where they stand.

CLEANING UP THE MESS

This proposal report utilizes a patent-pending process to **centralize** all related bids for a more **consistent** format. The end result is less paperwork to manage and less time spent on making an informed decision.

PROTECTING THE COMMUNITY

Each and every vendor who submitted a quote for this RFP has met, or exceeded your predetermined **minimum requirements** for liability insurance, worker's compensation, & licensing. Supporting documents (insurance policies, licenses, etc.) are provided in the proposal packet as part of this sealed bidding process. In addition, every vendor within this report has an **"apple rating"** that is based on the quality of their work and customer service with other communities. This should reduce the likelihood of hiring a "fly by night" contractor that may leave a project unfinished, completed poorly, and/or without warranty.

UNDERSTANDING A VENDOR'S PRICE

Vendor pricing can vary greatly, even when compared **"apples-to-apples."** Some of the many reasons for varying quotes include: insurances, employee benefits, sales commissions, warranties, capital equipment, quality of workforce and materials, experience of estimators, and profit margin. By having multiple bids through a competitive, sealed bidding process, you have a better chance of a lower cost.

STAYING ORGANIZED

Any information received through this software system will be saved for future reference and use. This includes pictures, proposals, scopes of work, and any other documents related to a proposal request. All can be retrieved by simply logging into your free online manager account.

THIS IS NOT A SEALED BID. ALL PRICES WERE VISIBLE UPON BID SUBMISSION FROM VENDORS.

3rd Floor Roof
Seacrest of Broward Condominium | RFP #695835

Industry Solicited: **Roofing**
 Service Location: **Other**

Closed On: **01-30-2013**
 Proposals Submitted: **3**
 Alt.Proposals Submitted: **0**

High Bid: **\$4,118.00**
 Low Bid : **\$2,900.00**
 Average Bid : **\$3,509.00**

DESCRIPTION	VENDOR 1	VENDOR 2	VENDOR 3
Company Logo:			
Company Name:	GCL CONSTRUCTION INC	PSI Roofing	Latite Roofing & Sheetmetal LLC
Vendor Apple Rating: (Based on customer surveys & vendor follow through)	 4 Out of 5	 4.5 Out of 5	 3 Out of 5
Vendor Address:	PO BOX 5749, LIGHTHOUSE POINT, Florida 33074	792 NE 45 th St, Oakland Park, Florida 33334	2280 W. Copans road, Pompano Beach, Florida 33069
Contact Name:	TONY MISURACA	Shannan Morales	Al Zobec
Office Number:	(954) 421-6191	(954) 791-7663	(954) 335-5015
Alt.Number:	N/A	(954) 791-7663	(954) 772-3446
Mobile Number:	(954) 675-2242	(954) 325-9670	(772) 260-0647
Email Address:	TONYGCL@AOL.COM	smorales@psi-roofing.com	alz@latite.com
Business Established:	1988	1994	1943
General Liability:	\$2,000,000	\$3,000,000	\$12,000,000
Workers Comp. Policy?	Yes	Yes	Yes
In-House Vendor? (Vendor affiliated with management company)	No	No	No
TOTAL AMOUNT PROPOSED:	\$2,900.00	\$4,118.00	\$0.00
Alternate Proposal?	No	No	No

LINE ITEM #1: Roof Repair.

Leak Location and Repair: 3rd Story flat roof over apartment unit #207.

The association has the 2nd floor roof redone in 2010. However, they never did the 3rd floor roof about unit #207. This is the area that needs work, between major corrective work or possible re-roofing for the 3rd floor segment of the building.

Please provide a proposal inclding evaluation and recommendations for repairs needed for current leaks and weather extremes.

File(s) Provided to Vendors: None

GCL CONSTRUCTION INC:	LINE ITEM PRICE: \$ 2,900.00
NOTES: 3rd story Roof Replacement 1. Tear of existing roof decking 2. Replace any damaged 5/8 plywood as needed per code 3. Renail existing wood sheeting to comply with FBC requierments 4. Install new 2' leadhead and galvanized roof vent 5. Install 1' iso board insulation with hot asphalt 6. Install 1/2' taperd perlite insulation with hot asphalt 7. Install 3x3 drip edge 8. Install Certainteed 75 pound base sheet 9. Install 4 ply certainteed fiberglass type 1v with hot asphalt 10. Install Certainteed rubberized modified bituman cap sheet	
EXCEPTION(S): NONE	
PSI Roofing:	LINE ITEM PRICE: \$ 4,118.00
NOTES: PLEASE ALSO SEE ATTACHED PROPOSAL WITH PHOTOS AND ADDITIONAL DETAIL. Small flat third floor roof needs waterproofing. #1 - Membrane Deterioration 1. Thoroughly clean the surface of flat roof areas to be coated to remove any film, dirt, loose material, oils or foreign material that will inhibiting bonding. 2. Apply (1) complete coat of All White R200 sealer on entire small flat roof. 3. Apply one coat of All White R400, a rubber sealant which cures to form a seamless rubber membrane embedded with fabric, let dry. 4. Apply second and final coat of All White R400, a rubber sealant which cures to form a seamless rubber membrane. #2 – Clean Up Clean all work related debris and dispose at an appropriate facility.	
EXCEPTION(S): NONE	
ATTACHMENT(S): 14192_Seacrest_of_Broward_12-17-12.pdf	
Latite Roofing & Sheetmetal LLC:	LINE ITEM PRICE: \$ (Line-Item Pricing)
NOTES: Could not bid this project due to time constraints	
EXCEPTION(S): NONE	

GENERAL NOTES & WARRANTY:

GCL CONSTRUCTION INC:

GENERAL NOTES:

Please see attached photo's major water issue's and opening's are not being addressed where wood decking is being installed. I spoke to board member Angella Cornetta Saturday and explained the problem's. I also left a message with Mr Marc Rodriguez today 1/28/2013. The association is opening itself up to a major future liabilities if these problems are not addressed before second story decking in installed.

WARRANTY:

10 year warranty on labor and material's

ATTACHMENT(S): No Files

PSI Roofing:

GENERAL NOTES:

NONE

WARRANTY:

one year on workmanship

ATTACHMENT(S): No Files

Latite Roofing & Sheetmetal LLC:

GENERAL NOTES:

NONE

WARRANTY:

Could not bid this project due to time constraints

ATTACHMENT(S): No Files

SPECIAL REQUIREMENTS -- Vendors meet the following requirements:

MINIMUM ESTABLISHED REQUIREMENTS:

Worker's Comp

Minimum Liability Insurance Amount Required:

Worker's Comp. Exemptions NOT Accepted

General Liability

Minimum Liability Insurance Amount Required: **Not Specified**

GCL CONSTRUCTION INC:

Professional License: [GCL_GC_LICENSE.pdf](#),[CCC1329110_Exp8-31-2014.pdf](#),[HI5986_Exp7-31-14.pdf](#)

General Liability Insurance: [GCL_COI_Exp10-4-13.pdf](#)

Workers Comp Insurance: [GCL_COI_Exp10-4-13.pdf](#)

W-9: [GCL_W-9.pdf](#)

PSI Roofing:

Occupational License: [Broward_County_Business_Tax_2012-2013.pdf](#)

Professional License: [CCC047136_Exp8-31-14.pdf](#),[GC-FL.pdf](#)

General Liability Insurance: [PSI_COI-GL_Exp6-1-2014.pdf](#),[PSI_COI-GL_Exp6-1-2014.pdf](#)

Workers Comp Insurance: [WCPProof_of_CoverageExp1-1-14.pdf](#)

W-9: [W-9.pdf](#)

Latite Roofing & Sheetmetal LLC:

Occupational License: [If_Awarded_and_if_Required_by_Jurisdiction.pdf](#)

Professional License: [CCC1326510_Exp8-31-14.pdf](#)

General Liability Insurance: [LatiteGL-WC-Umb_Exp1-1-14.pdf](#)

Workers Comp Insurance: [LatiteGL-WC-Umb_Exp1-1-14.pdf](#)

W-9: [W-9_1-4-12.pdf](#)