

REQUEST FOR PROPOSALS
POHICK BAY REGIONAL PARK
GOLF COURSE IRRIGATION WELL

10301 Gunston Road
Lorton, Virginia 22079



Northern Virginia Regional Park Authority
5400 Ox Road
Fairfax Station, Virginia 22039
(703) 352-5900
www.NVRPA.org

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1.0 BACKGROUND INFORMATION

- 1.1 The Northern Virginia Regional Park Authority (NVRPA), a public body, is seeking proposals from qualified well drillers (Contractor) to provide an irrigation well for Pohick Bay Regional Park Golf Course in Lorton, Virginia.
- 1.2 The new 8" well will be located approximately 50 feet from the golf course parking lot in a level and flat area.
- 1.3 Contractor shall obtain all permits required by the local governing body including required Health Department Permits. NVRPA shall also be responsible to provide plans for connection of the water well to the irrigation pond.
- 1.4 The Contractor must have significant experience in installation of wells in the coastal plain region of Virginia, to include the ability to perform mud drilling operations and shall include with the proposal at least five references of similar projects previously completed along with the name and telephone number of a client contact, a description of the project and total project cost.
- 1.5 Bid Bonds are not required with proposal submission.
- 1.6 The Contractor will be required to provide the Owner AIA Document A312 Performance Bond and Labor and Material Payment Bond, if the total manufacturing project cost exceeds \$100,000.00. The bond shall be fully executed by one or more surety companies legally authorized to do business in Virginia for the total cost of installing the well. The bond shall be requested by the owner 14 days prior to the issuance of the notice to proceed and the Contractor shall have 10 days to submit the bond to the Owner. The bond shall be conditioned as set forth in § 11-58 of the Code of Virginia, as amended. Sureties shall be selected by the Contractor subject to approval by the Owner.
- 1.7 The project schedule for the project is as follows:
 - RFP responses due on September 6, 2010.
 - Selection of preferred Contractor completed and contract awarded approximately September 30, 2010. NVRPA will request bonds (if applicable) and contracts to be signed.
 - Once the contracts are signed, the Contractor shall complete the work within 90 days.
- 1.8 If the work is not substantially completed within the time required, as that time may be adjusted by Change Orders, there shall be imposed on the Contractor Liquidated Damages of \$300.00 per calendar day for each day beyond the contract time it takes to substantially complete the work. The Liquidated Damages amount shall, in no event, be considered a penalty or other than the liquidated and adjusted damages to the Authority because of delay. The Contractor and its surety agree that the stated sum per day shall be deducted and retained out of the monies which may become due

hereunder and if not so deducted, the Contractor and its surety shall be liable therefore.

- 1.9 The installation of the well will be accomplished through the competitive negotiation procedures of the Virginia Public Procurement Act in which cost, design, quality of materials and experience will all be considered in the selection process. Details of this process are provided in section 2.0.
- 1.10 Questions regarding this RFP should be sent to the attention of Tim Geisler, Project Manager at email tgeisler@nvrpa.org, or fax 703-273-0905.
- 1.11 The Contractor may substitute a specified manufacturer product. The Contractor shall include a complete submittal package on those items he wishes to substitute. NVRPA shall, solely at its discretion, determine if the substitute is acceptable.

2.0 PROCUREMENT PROCEDURES

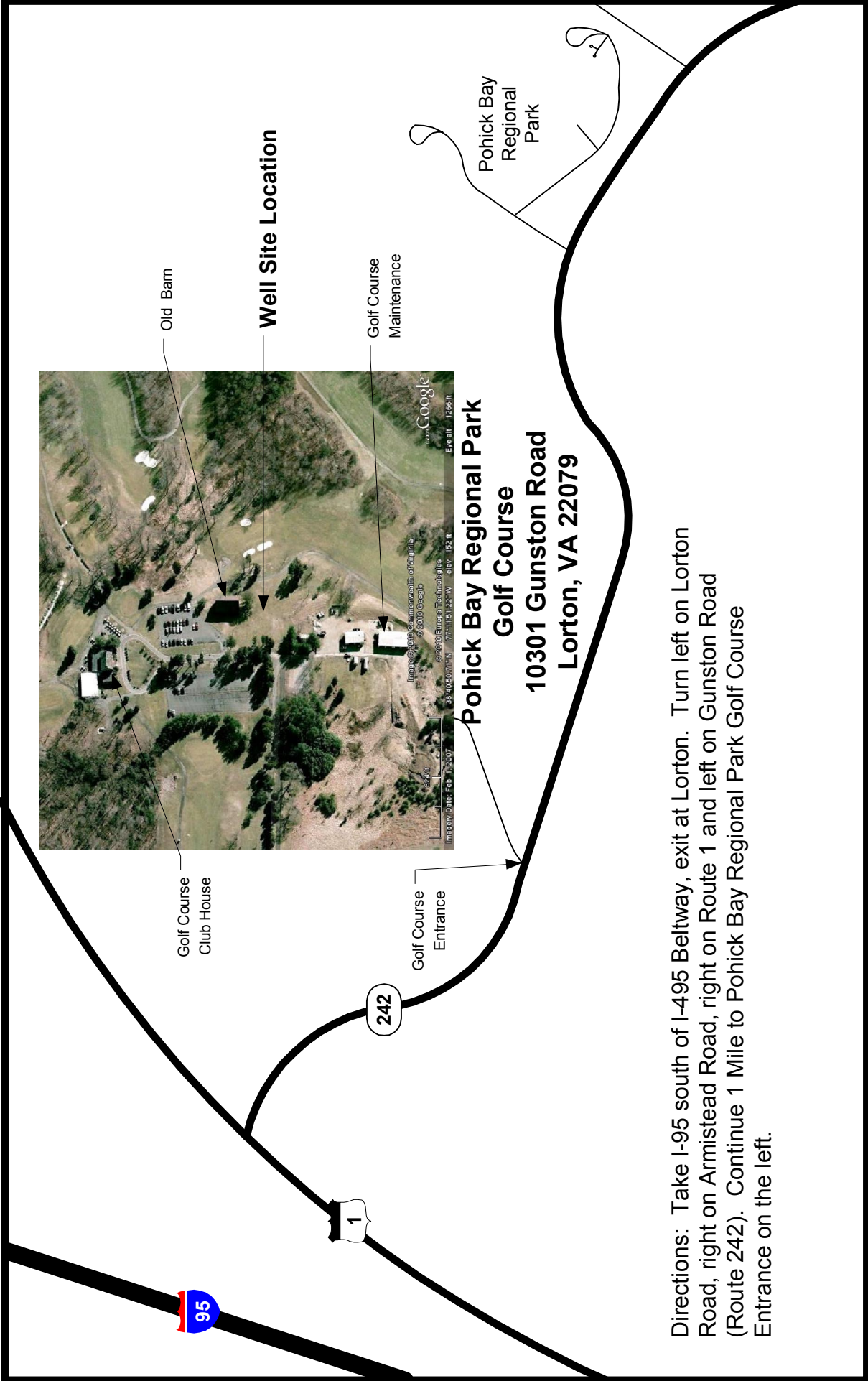
- 2.1 Written proposals should be sent to the attention of Tim Geisler, Project Manager, Northern Virginia Regional Park Authority Headquarters, 5400 Ox Road, Fairfax Station, Virginia, 22039 and must be received no later than September 6, 2010, at 2 p.m., Eastern Standard Time.
- 2.2 Contractors should provide three complete copies of their proposals; however, if the material includes photographs, drawings or other exhibits, Contractors may each provide three copies of the narrative material and only one copy each of such supporting material. NVRPA will retain all material received in connection with this solicitation.
- 2.3 The ranking and selection of the preferred Contractor and the awarding of any procurement contract shall be based on design, cost, product quality and Contractor qualifications and experience. A selection committee appointed by NVRPA will review the proposals. The committee may conduct telephone interviews with two or more qualified Contractors. Upon completion of the interviews, the selection committee will rank those Contractors who were interviewed, in order of preference. NVRPA will enter into negotiations with the first Contractor, in an effort to arrive at a mutually acceptable fee arrangement and procurement contract. In the event the negotiations are successful, a procurement contract will be offered in accordance with NVRPA's contracting procedures, including presentation of the proposed contract for NVRPA Board approval, if required. In the event such negotiations are not successful, NVRPA will discontinue negotiations with the first Contractor and will enter into similar negotiations with the second and so on, until an acceptable contract is obtained.
- 2.4 The proposed contract shall include the payment and liquidated damages provisions noted in section 1.
- 2.5 The Park Authority reserves the right to reject all proposals if, in its sole judgment, the responses to this solicitation are unsatisfactory or inadequate; it elects to substantially modify the magnitude or scope of the project; or if it elects to abandon or defer the project.
- 2.6 It is the Contractor's responsibility to be aware of any addenda that may be issued regarding this RFP. Contractors should access <http://www.nvrpa.org/bids.html> to obtain addenda copies.

3.0 Project Specifications

- 3.1 The project includes installation of an approximately 320 foot deep well on subject property to be used for irrigation water production. The well shall be gravel packed 8" diameter, constructed in a minimum nominal 14" diameter hole in general conformance to industry standards. Install new well pump to include electrical and plumbing connections.
- 3.2 The well shall be located within the vicinity shown on the attached map. The Contractor is encouraged to visit the site. The Contractor will verify all existing conditions prior to the start of any work. Changes will not be approved for foreseeable existing conditions.
- 3.3 The Contractor must be certified as a water systems provider through the Virginia Department of Occupational Regulation (DPOR).
- 3.4 The Contractor shall be led by a Master Water Systems Provider and have their employees in training through continuing education programs.
- 3.5 The Contractor shall have experience drilling in the coastal plain region of Virginia, including the ability to perform a mud drilling operation.
- 3.6 The mud used during the drilling operation must be of proper density and the gravel used in packing must be of adequate size to keep sand and aquifer separate. Enough gravel must be on site to run the correct packing depth to protect the integrity of not only the well, but the aquifer itself. Also, the well must be properly sealed and grouted to furthermore protect the integrity of the well.
- 3.7 The Contractor shall be fully prepared for "running sand". If this happens during the drilling operation, the Contractor must have the knowledge and capabilities to stop this and /or resolve the issue before the well caves in. Payment will be held should this occur and the yield is not acceptable.
- 3.8 The Contractor shall perform proper well development that includes a draw down test to measure the recovery rate to properly determine the acceptable yield.
- 3.9 The Contractor shall televise the well during development to verify that construction and the operation is adequate per specifications.
- 3.10 Includes all work to drill and install the well and pump. This includes electric and gamma logging of the well hole to determine the most productive water bearing zones. Determine and install the proper gravel pack and screen slot size based on the drill cuttings. Install the assembly concentrically in the drilled hole. The assembly shall consist of 275 feet of 8" schedule 40 black steel pipe and 40 feet of 8" stainless steel wire wound well screen. All pipes shall be ASTM A53 or equal. Gravel pack shall be pumped into place under pressure and the screens developed by air lift, swabbing and any other means necessary to provide a highly efficient well. The well shall be pressure grouted from the top of the gravel pack to land surface using neat

cement grout. Conduct a minimum 8 hour monitored pump test with a 4 hour recovery. The test pump shall be able to produce a minimum of 100 GPM at 300' TDH.

- 3.11 Assuming favorable pump test results, install a 100 GPM Goulds 100 H10-5 stage submersible pump and a Franklin 6" 10 HP 208/3/60 submersible motor on 250 feet of 3" T&C galvanized steel riser pipe. The assembly shall be hung on an 8"x 3" Baker Monitor industrial pitless unit and shall contain a 3" check valve and #6-3 grounded submersible cable connected to a 100 amp non-fusible safety "switch on a post at the well head. Approximately 20 feet of 3" PVC pipe will be installed from the pitless unit to the connection with the existing pipe.
- 3.12 The Contractor shall perform a 1 hour flow test to verify proper operation after installation of the pump.
- 3.13 NVRPA shall provide all clearing, grading and stabilization of the well site and well site access that is required to conduct normal drilling operations. NVRPA will provide power to the well.
- 3.14 Contractor shall not include in his price drilling through refusal nor shall he be responsible for water quality. However, the well shall meet the State of Virginia's requirements for sand.
- 3.15 The Contractor shall develop the well to a minimum of 70 GPM or be 70% efficient. The Contractor shall provide NVRPA a set of all logs and testing done.
- 3.16 The Contractor shall include in his proposal a base contract cost to perform all work as described above along with Add / Deduct Cost as follows:
 - 8" Pilot Hole – unit price per foot
 - 14" Reamed Bore Hole – unit price per foot
 - 8" Stainless Steel Screen with Gravel – unit price per foot
 - 8" Black Steel Casing with Grout – unit price per foot
 - Installation of permanent pump depth – unit price per foot
 - Pump Testing – unit price per hour
 - Cost to obtain Health Department Permit
 - Cost to abandon the existing 8" x 134' well including all required Health Department permits and inspections.



Golf Course Club House

Old Barn

Well Site Location

242

1

95

Golf Course Entrance

Golf Course Maintenance

**Pohick Bay Regional Park
Golf Course**
10301 Gunston Road
Lorton, VA 22079

Pohick Bay Regional Park

Directions: Take I-95 south of I-495 Beltway, exit at Lorton. Turn left on Lorton Road, right on Armistead Road, right on Route 1 and left on Gunston Road (Route 242). Continue 1 Mile to Pohick Bay Regional Park Golf Course Entrance on the left.

VICINITY MAP