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GENERAL INDEX OF SHEETS

SHEET 1 OF 1

 Texas Department of Transportation <small>State of Texas</small>			
CONTRACT NO.	SECTION	JOB NO.	REVISION
6446	14	001	US67, ETC.
DIST.	COUNTY	SHEET NO.	
ELP	BREWSTER, ETC.	2	

CONTROL: 6446-14-001

COUNTY: BREWSTER, ETC.

HIGHWAY: US 67, ETC.

GENERAL NOTES:

General Project Description – This routine maintenance contract is for Janitorial Maintenance of the Department's building facilities shown in Brewster, Presidio, Jeff Davis, Hudspeth, and Culberson's Counties

The Contract will be managed by the **Alpine Area Office** with participating Area Engineer (AE) and Maintenance Section Supervisor (MSS) listed below:

Rene Romero, P.E., East AE
1430 Joe Battle Blvd.
El Paso, Texas 79936
(915) 757-5910

Rene Romero, P.E., East AE
1430 Joe Battle Blvd.
El Paso, Texas 79936
(915) 757-5910

Armando Ramirez, P.E., Alpine AE
2400 N. SH 118
Alpine, Texas 79830
(915) 217-5257

Armando Ramirez, P.E., Alpine AE
2400 N. SH 118
Alpine, Texas 79830
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Armando Ramirez, P.E., Alpine AE
2400 N. SH 118
Alpine, Texas 79830
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Armando Ramirez, P.E., Alpine AE
2400 N. SH 118
Alpine, Texas 79830
(915) 217-5257

Omar Madrid, P.E.
Director of Maintenance
13301 Gateway Blvd. West
El Paso, TX 79928
(915) 790-4331

Manuel Molina, East MSS
1430 Joe Battle Blvd.
El Paso, Texas 79936
(915) 849-5554

Javier Castillo, Dell City/Pine Springs MSS
600 South Main
Dell City, Texas 79837
(915) 964-2345

Anthony Marquez, Alpine/Marathon MSS
2400 N. SH 118
Alpine, Texas 79830
(432) 294-0696

Carlos Mendoza, Presidio/Terlingua MSS
200 East FM 170
Presidio, Texas 79845
(432) 371-2280

Robert Gray, Marfa/Ft. Davis MSS
809 W San Antonio St.
Marfa, Texas 79843
(432) 426-3991

Rudy Valdez, Van Horn/Sierra Blanca MSS
US 90, 1.5 Miles S of IH 10
Van Horn, Texas 79855
(432) 283-2501

Antonio Loya
District Maintenance Administrator
13301 Gateway Blvd. West
El Paso, TX 79928
(915) 790-4267

Each Contract awarded by the Department stands on its own and as such, is separate from other contracts. A Contractor awarded multiple contracts, must be capable and sufficiently staffed to concurrently process all contracts at the same time.

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SHEET 3

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General Requirements

Various bid items and their associated quantities have been provided within this Contract to establish unit bid prices for the proposed work. The bid items and quantities provided are based on historical data and are not guaranteed. Actual quantities of work to be performed and paid will be determined in the field by the Engineer and will be paid utilizing these unit bid prices with no further compensation made regardless of the final quantities.

The Department will provide building entry cards, keys, and sign-in log for the Provider Manager and the Building Supervisor. Upon termination of the contract and before final payment, the contractor will return all entry cards and keys to the building to the Department.

Provide vehicular and pedestrian access at all times, including Saturdays, Sundays, and holidays. This access includes, but not limited to, driveways, streets, parking areas, and walkways. This will be considered subsidiary to the various bid items.

The Provider will use the appropriate tools, equipment, and materials for their intended purpose to perform a task in accordance with the manufacturer's instructions. Supplies must be approved by the State prior to use in buildings. All chemical bottles will be labeled in accordance to OSHA standards and regulations. The Provider will maintain and make available to the State the Safety Data Sheets of all chemicals used.

ITEM 2 – INSTRUCTIONS TO BIDDERS

This Contract includes plan sheets that are not part of the bid proposal.

View plans on-line or download from the web at:
<https://www.txdot.gov/business/letting-bids/plans-online.html>

Order plans from any of the plan reproduction companies shown on the web at:
http://www.dot.state.tx.us/business/contractors_consultants/repro_companies.htm

Questions may be submitted via the Letting Pre-Bid Q&A web page. This webpage can be accessed from the Notice to Contractors dashboard located at the following Address:
<https://tableau.txdot.gov/views/ProjectInformationDashboard/NoticetoContractors>

All contractor questions will be reviewed by the Engineer. All questions and any corresponding responses that are generated will be posted through the same Letting Pre-Bid Q&A web page.

The Letting Pre-Bid Q&A web page for each project can be accessed by using the dashboard to navigate to the project you are interested in by scrolling or filtering the dashboard using the controls on the left. Hover over the blue hyperlink for the project you want to view the Q&A for and click on the link in the window that pops up.

Request a proposal electronically from the Department's website:
<http://www.txdot.gov/business-cg/pr.htm>
Or use the electronic bidding site:

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<http://www.txdot.gov/business/letting-bids/ebs.html>

A bid summation will be available on-line at:
<http://www.txdot.gov/business/bt.html>

ITEM 3 – AWARD AND EXECUTION

The Contract duration is for 12 months. Time charges and work will start on the day stated on the Work Authorization letter.

ITEM 7 – LEGAL RELATIONS AND RESPONSIBILITIES

No significant traffic generator events identified.

Do not discharge any liquid pollutant from vehicles onto the roadside. Immediately clean spills and dispose in compliance with local, state, and federal regulations to the satisfaction of the Engineer at no additional cost to the Department.

ITEM 8 – PROSECUTION AND PROGRESS

This project is to be completed in **365** calendar days in accordance with **Section 8.3.1.5, "Calendar Day."**

ITEM 751 – LANDSCAPE MAINTENANCE

It is the Contractor's responsibility to read and understand the specification for Item 751, "Landscape Maintenance" in addition to the general notes included in this plan set. The special specification may be accessed online through the Department's website.

The Contractor will furnish all tools, safety equipment, and supplies necessary to safely and successfully perform the scope of work as indicated herein, including but not limited to, gloves, eye protection, shovels, and any necessary cleaning agents.

The unit price for each Item Number listed in Table 2 will be full compensation for furnishing all labor, supplies, equipment, and incidentals in accordance with this Item for each respective location per cycle.

Mowing, Trimming, Edging and leaf removal shall be performed the first week of the month or as directed by the Engineer. All mowing, trimming, edging, leaf and weed removal shall be performed in a timely manner, suitable to the weather conditions. All mowing, trimming, edging, leaf and weed waste shall be removed to a dumpster daily during each cycle. The height of the grass will normally be kept at approximately 1 1/2" height. The grass shall not be mowed when wet. Mowed grass shall be kept free of grass clippings caused by the lawnmower. Raking of the grass is not acceptable. The equipment used shall make a clean even cut. Tractor-mounted mowers shall not be used to mow around plant material. Suitable small push-type mower(s) with grass catcher or maximum 20 HP riding mower(s) with an attached grass catcher or a motor-powered vacuum type grass catcher, are acceptable. Mower shall have a max. 48" cutting width.

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All mower(s) shall be equipped with noise-reducing muffler(s) as part of the equipment unless directed by the engineer.

Nylon cord trimmers may be used for the purpose of edging only, not near plants. The contractor shall wear safety eye protection when operating a nylon cord trimmer or motorized blower. Grass shall be clipped or edged along curbs and walks and around trees, shrubs, posts, floor slabs, and other objects. Leaves, weeds, grass cuttings, and other undesirable growth shall be removed from the areas cited in Table 1 as directed by the engineer.

Perform leaf removal as directed by engineer. Leaf removal will not be paid for and is subsidiary to the various Item 751 Mowing, Trimming, and Edging bid items.

Flower and plant beds shall be kept clean of all grass, weeds, and undesirable growth on a weekly basis, on all rock landscape, an air blower or yard vacuum suitable for cleaning up litter, debris, waste and leaf covered grounds shall be used. Trimming of plants shall be performed as-needed basis and as directed by the engineer. Rock landscape beds shall be smoothed over after cleaning of grass, weeds and undesirable growth as needed. This will be subsidiary to Mowing/Trimming and Edging on Table 2.

Perform vegetative watering for sites C, D, and E every cycle. This will be subsidiary to the various bid items. All irrigation will be performed by an existing sprinkler system, or hoses provided by the department.

Site D includes the area located behind the security gate and Site C includes all areas in front or adjacent to the TxDOT facilities and within state ROW. Please coordinate with the Maintenance Section Supervisor when performing any work. It is the contractor's responsibility to become familiar with all site locations and all areas of work.

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Table 1 below shows the approximate acreage to be maintained for each office location

Table 1: Approximate Landscape Maintenance Area Per Site

Location	Total Area (acres)
23223 Fm 170 Terlingua, Texas 79852 (Site A)	0.12
300 N. 3rd St. Marathon, Texas 79842 (Site B)	0.3
FM 170 East Presidio, Texas 79854 (Site C)	0.33
SH 118 South Fort Davis, Texas 79734 (Site D)	2.5
809 W. San Antonio St. Marfa, Texas 79843 (Site E)	0.24
600 Main St. Dell City, Texas 79837 (Site F)	0.21
2001 Van Horn Dr. Van Horn, Texas 79855 (Site G)	0.48
700 S. FM 1111 Sierra Blanca, Texas 79851 (Site H)	0.49
2400 N. SH 118 Alpine, Texas 79830 (Area Office) (Site I)	1.4

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HIGHWAY: US 67, ETC.

Table 2 below shows work that shall be performed by the Contractor and the bid codes used to charge at each location specified.

Table 2: Work per Location

LOCATION	BID CODE	BID ITEM	UNIT	QTY
23223 FM 170 Terlingua, Texas 79852	751-6064	MOWING, TRIMMING AND EDGING (SITE A)	CYC	17
300 N. 3rd St. Marathon, Texas 79842	751 6065	MOWING, TRIMMING AND EDGING (SITE B)	CYC	17
FM 170 East Presidio, Texas 79854	751 6066	MOWING, TRIMMING AND EDGING (SITE C)	CYC	17
SH 118 South Fort Davis, Texas 79734	751 6067	MOWING, TRIMMING AND EDGING (SITE D)	CYC	17
809 W. San Antonio St. Marfa, Texas 79843	751 6068	MOWING, TRIMMING AND EDGING (SITE E)	CYC	17
600 S. Main St. Dell City, Texas 79837	751 6069	MOWING, TRIMMING AND EDGING (SITE F)	CYC	17
2001 Van Horn Dr. Van Horn, Texas 79855	751 6070	MOWING, TRIMMING AND EDGING (SITE G)	CYC	17
700 S. FM 1111 Sierra Blanca, Texas 79851	751 6071	MOWING, TRIMMING AND EDGING (SITE H)	CYC	17
2400 N. SH 118 Alpine, Texas 79830	751 6073	MOWING, TRIMMING AND EDGING (SITE I)	CYC	17

ITEM 7037 – JANITORIAL MAINTENANCE

It is the Contractor's responsibility to read and understand the special specification for Item 7037, "Janitorial Maintenance" in addition to the general notes included in this plan set. The special specification may be accessed online through the Department's website.

The Contractor will furnish all tools, safety equipment, and supplies necessary to safely and successfully perform the scope of work as indicated herein, including but not limited to, rubber gloves, eye protection, glass cleaners, stainless steel cleaners, germicidal cleaners, polish, floor cleaners, and any other necessary cleaning agents. Supplies furnished by the Department include trash liners, compost bags, sanitary napkin bags, hand soap, hand towels, toilet seat covers, and dispensers.

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Daily work must be performed on the days specified in Table 3 for each location and will be evaluated daily.

Weekly work must be performed and will be evaluated every week on a day agreed upon by the Contractor and Department.

Table 4 below shows the approximate total square footage to be cleaned for each office location.

The unit price for each Item Number listed in Table 4 will be full compensation for furnishing all labor, supplies, equipment, and incidentals in accordance with this Item (except stripping, resealing, and refinishing tile floors) for each respective location on a monthly basis.

Stripping, resealing, and refinishing tile floors will be measured by the cycle and paid by the cycle under Item 7037-6002 each time it is performed at each location.

Window washing will not be paid for and is subsidiary to the various Item 7037 Janitorial Maintenance bid items.

Table 3 below shows the workdays the Contractor is required to be present at each location every week performing work as described in Item 7037.

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SHEET 3C

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Table 3: Workdays Per Location

Location	Days	Maintenance Section Supervisor
2400 N. SH 118 Alpine, Texas 79830 (Area Office)	Monday - Thursday	Anthony Marquez
23223 FM 170 Terlingua, Texas 79852 (Site 1)	Monday - Thursday	Carlos Mendoza
300 N. 3rd St. Marathon, Texas 79842 (Site 2)	Monday - Thursday	Anthony Marquez
FM 170 East Presidio, Texas 79854 (Site 3)	Monday - Thursday	Carlos Mendoza
SH 118 South Fort Davis, Texas 79734 (Site 4)	Monday - Thursday	Robert Gray
809 W. San Antonio St. Marfa, Texas 79843 (Site 5)	Monday - Thursday	Robert Gray
600 S. Main St. Dell City, Texas 79837 (Site 6)	Monday - Thursday	Javier Castillo
8 Capitan Vista Salt Flat, Texas 79847 (Site 7)	Monday - Thursday	Javier Castillo
2001 Van Horn Dr. Van Horn, Texas 79855 (Site 8)	Monday - Thursday	Rudy Valdez
700 S. FM 1111 Sierra Blanca, Texas 79851 (Site 9)	Monday - Thursday	Rudy Valdez
807 N. Knox Fort Hancock, Texas 79839 (Site 10)	Monday - Thursday	Manny Molina

Additional hours other than the regular working hours may be required for specialized work. These will be arranged as the needs arise and must be agreed to by the Department and the Provider in advance.

Contractor is not allowed inside the Department's facilities before 7 AM or after 5:30 PM, unless otherwise directed by the Department.

On a daily basis:

- Empty all trash receptacles and replace liners if soiled or torn.

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- Clean receptacles, as needed.
- Sweep and damp mop all tile floors with germicidal solution, including all corners, with treated mop and spot clean as necessary. Remove oil, tar tracks, and scuff marks from floors as needed.
- Clean all drinking fountains and printers/scanners with a germicidal solution. Wipe completely dry with a clean, dry towel.
- Sweep and damp mop concrete floors (interior service bay/shop areas), as directed.
- Vacuum all floor mats.
- Clean and disinfect all doorknobs, wall switches, wood and metal doors (including doorframes, door hardware and baseboards) with suitable cleaner as needed.
- Dust all furniture tops, pictures, cabinets, and countertops. If dusting does not clean sufficiently, the area will be wiped clean with a damp cloth.
- Clean and disinfect all common areas, including meeting room tables, with germicidal solution. Wipe completely dry with a clean, dry towel.

On a weekly basis:

- Remove scuff marks after damp-mopping all tile floors using clean mop and water with germicidal solution, then spray buff tile floors. Remove any and all mop or soap residue that is left on the baseboards, furniture, walls, doors, and fixtures.
- Clean all window blinds and all window ledges, including sills and frames.
- Clean and disinfect microwave interiors and exteriors and fridge handles with germicidal solution.

On a monthly basis:

- Clean all wood and metal doors (including doorframes, door hardware and baseboards) with suitable cleaner, or as directed.
- Wash all windows (including inside trim, outside trim, and window ledge) as directed by the Engineer.

For restrooms, on a daily basis:

- Empty and wipe clean trash receptacles and replace liners as needed.
- Clean mirrors and frames with glass cleaner.
- Clean sinks, countertops, faucets, fixtures, showers, and surrounding wall areas with a germicidal solution. Wipe clean areas completely dry with a clean, dry towel.
- Clean all surfaces of commodes, urinals and surrounding wall areas with a germicidal cleaning solution.
- Spot clean stall partitions, stall doors, stall fixtures and dispensers with a germicidal solution. Wipe completely dry with a clean, dry towel.
- Dust mop entire floor, then damp mop tile floors using clean mop and bucket with a germicidal solution. Remove any and all mop or soap residue that is left on the baseboards, furniture, walls, doors, and fixtures.
- Stock restroom with sanitary supplies (paper towels, toilet paper, soap, urinal tablets, and sanitary seat covers) in the proper dispensers. These materials will be supplied by the State.
- Clean door handles and wall switches, including adjacent areas, with germicidal cleaning solution.

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SHEET 3D

COUNTY: BREWSTER, ETC.

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- Clean door hardware with germicidal cleaning solution.
- Strip old wax, reseal and refinish all resilient tile floors as directed by the Engineer. Coordinate with State personnel to remove or move furniture prior to scheduling day and time. Remove all yellowed or rusted wax areas prior to refinishing. This work will be measured by the cycle and paid by the cycle under Item 7037-6002 each time it is performed at each location.

Table 4: Approximate Square Footage To Be Cleaned Per Site

Location	Total Area (sq.ft)	Item Number Used for Monthly Payment
2400 N. SH 118 Alpine, Texas 79830 (Area Office)	7,450	7037-6001
23223 FM 170 Terlingua, Texas 79852 (Site 1)	1,960	7037-6005
300 N. 3rd St. Marathon, Texas 79842 (Site 2)	1,800	7037-6006
FM 170 East Presidio, Texas 79854 (Site 3)	1,480	7037-6007
SH 118 South Fort Davis, Texas 79734 (Site 4)	1,050	7037-6008
809 W. San Antonio St. Marfa, Texas 79843 (Site 5)	2,075	7037-6009
600 S. Main St. Dell City, Texas 79837 (Site 6)	1,585	7037-6010
8 Capitan Vista Salt Flat, Texas 79847 (Site 7)	1,460	7037-6011
2001 Van Horn Dr. Van Horn, Texas 79855 (Site 8)	2,947	7037-6012
700 S. FM 1111 Sierra Blanca, Texas 79851 (Site 9)	2,784	7037-6013
807 N. Knox Fort Hancock, Texas 79839 (Site 10)	1,800	7037-6014



CONTROLLING PROJECT ID 6446-14-001

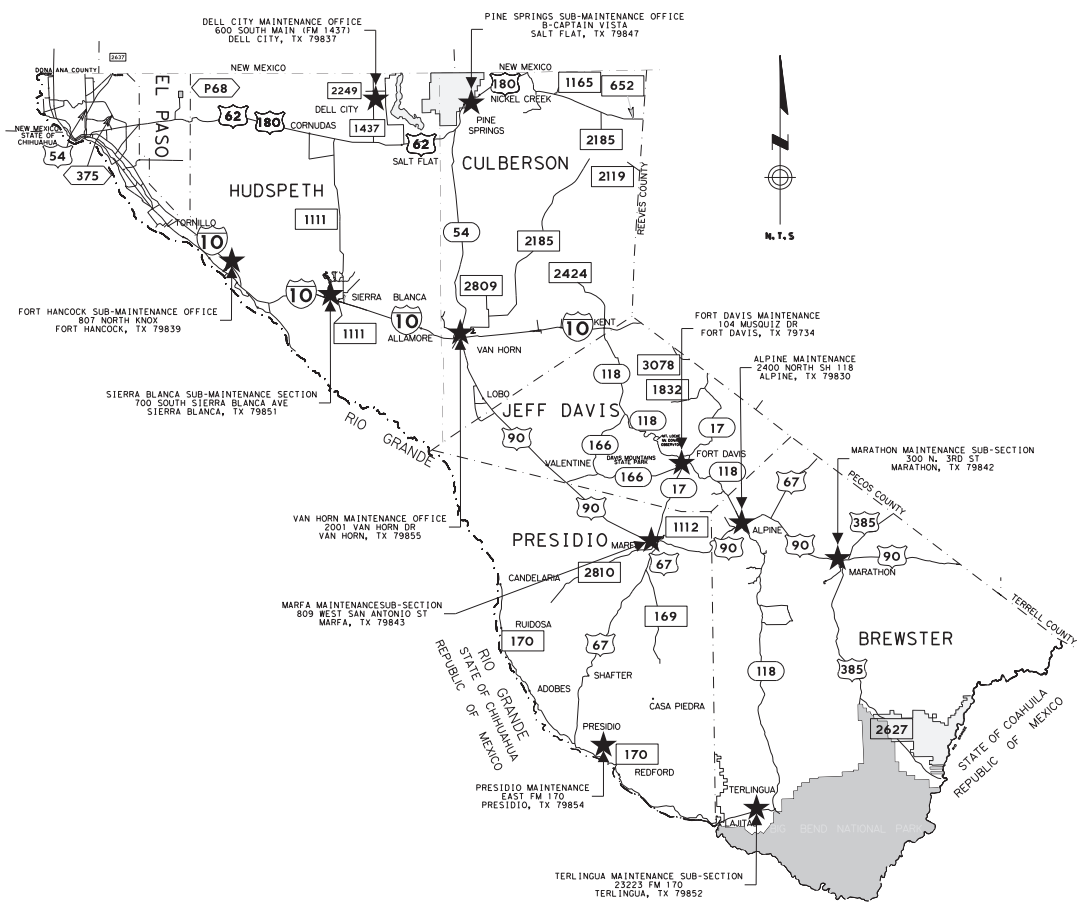
DISTRICT El Paso
HIGHWAY US0067

COUNTY Brewster

Estimate & Quantity Sheet

ALT	BID CODE	DESCRIPTION	UNIT	EST.	FINAL
	751-6064	MOWING, TRIMMING AND EDGING (SITE A)	CYC	17.000	
	751-6065	MOWING, TRIMMING AND EDGING (SITE B)	CYC	17.000	
	751-6066	MOWING, TRIMMING AND EDGING (SITE C)	CYC	17.000	
	751-6067	MOWING, TRIMMING AND EDGING (SITE D)	CYC	17.000	
	751-6068	MOWING, TRIMMING AND EDGING (SITE E)	CYC	17.000	
	751-6069	MOWING, TRIMMING AND EDGING (SITE F)	CYC	17.000	
	751-6070	MOWING, TRIMMING AND EDGING (SITE G)	CYC	17.000	
	751-6071	MOWING, TRIMMING AND EDGING (SITE H)	CYC	17.000	
	751-6072	MOWING, TRIMMING AND EDGING (SITE I)	CYC	17.000	
	7037-6001	JANITORIAL SERVICES-DAILY, WKLY, MTHLY	MO	12.000	
	7037-6002	JANITORIAL SERVICES-STRIP/WAX FLOORS	CYC	22.000	
	7037-6005	JANITORIAL MAINTENANCE SITE 1	MO	12.000	
	7037-6006	JANITORIAL MAINTENANCE SITE 2	MO	12.000	
	7037-6007	JANITORIAL MAINTENANCE SITE 3	MO	12.000	
	7037-6008	JANITORIAL MAINTENANCE SITE 4	MO	12.000	
	7037-6009	JANITORIAL MAINTENANCE SITE 5	MO	12.000	
	7037-6010	JANITORIAL MAINTENANCE SITE 6	MO	12.000	
	7037-6011	JANITORIAL MAINTENANCE SITE 7	MO	12.000	
	7037-6012	JANITORIAL MAINTENANCE SITE 8	MO	12.000	
	7037-6013	JANITORIAL MAINTENANCE SITE 9	MO	12.000	
	7037-6014	JANITORIAL MAINTENANCE SITE 10	MO	12.000	

DISTRICT	COUNTY	CCSJ	SHEET
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- NOTES:
1. LOCATION MAP FOR JANITORIAL & LANDSCAPE MAINTENANCE FOR THE 11 SITES IS PROVIDED FOR ILLUSTRATIVE AND INFORMATIONAL PURPOSE ONLY. NO GUARANTEE IS MADE AS TO THE ACCURACY OF THE MAP AND IT SHOULD NOT BE USED FOR ANY PURPOSE OTHER THAN GENERAL INFORMATION.
 2. TO SCHEDULE SITE VISITS, THE CONTRACTOR MUST CALL THE RESPECTIVE MAINTENANCE SECTION SUPERVISOR FOR EACH LOCATION LISTED ON TABLE 3 IN THE GENERAL NOTES.

GENERAL
LOCATION MAP

SHEET 1 OF 1

Texas Department of Transportation			
CONTRACT	SECTION	JOB	SYMBOL
6446	14	001	US67, ETC.
DIST	COUNTY	SHEET NO.	
ELP	BREWSTER, ETC.	5	

DATE: 6/4/2023 2:05:18 PM
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