



42 Elgin Road
Ballsbridge, Dublin 4

February 28, 2013

To: Prospective Quoters

Subject: Request for Quotations number SOI300-13-Q-0235

The American Embassy Dublin is currently seeking quotations from suitably qualified contractors for specialist painting and decorating services at the U.S. Ambassador's Residence, Phoenix Park, Dublin 8.

Please see full details of the request below which describes both the interior and exterior painting/decoration requirements separately and reply to Mr Emmet Downey DowneyEJ@state.gov, ph. 01-630 6241 to indicate if you are interested in participating in the solicitation process.

The U.S. Government intends to award a contract/purchase order to the responsible company submitting an acceptable proposal/quotation at the lowest price. We intend to award a contract/purchase order based on initial quotations, without holding discussions, although we may hold discussions with companies in the competitive range if there is a need to do so. We may also separate the interior and exterior works and award to separate specialist painting contractors if we consider it best meets the requirements of the US Gov.

A site visit will be held on Thursday 7th March 2013 @ 11:00. Those interested in attending must provide name, date and place of birth at least 24hrs in advance of the meeting to Mr Downey. No more than 2 representatives per contractor will be admitted.

Quotations are due on or before Friday 15th March 2013 at 15:00.

Quotations may be delivered in hard copy at the above address or via email for the attention of Mr Emmet Downey.

A handwritten signature in cursive script, appearing to read "Ann Granatino", written over a horizontal line.

Ann Granatino
Contracting Officer

Solicitation: SOI300-13-Q-0235

EXTERIOR PAINTING

SCOPE OF WORK

Specific requirements as follows:

OVERVIEW

The United States Embassy Dublin (EMBASSY) has a requirement to repaint portions of the exterior of the U.S. Ambassador's Residence located in Phoenix Park, Dublin 8. To this end, the Embassy requires quotations for a contractor to complete the proposed work.

INTENT

Requirements in this SOW serve as direction to the Contractor for the exterior painting of the CMR. The Contractor shall perform all services in accordance with international professional standards of skill, care and diligence adhered to by reputable, first class firms experienced with painting of historic facilities and shall conform to generally accepted preservation practices.

PROJECT DESCRIPTION

The EMBASSY intends to repaint portions of the exterior of the CMR located in Phoenix Park, Dublin 8. The requirements below are the basis for the paint and conservation work. The Contractor shall use only high quality, first class materials and fittings appropriate for the work. The Contractor shall furnish all labor, materials, equipment and supplies necessary to prepare and paint the CMR.

SCOPE OF WORK

Note: This is an official building of the US Embassy; accordingly, the materials and fittings used should be of a standard appropriate for a building of this standing.

Preparatory work includes:

- Inspect and make any necessary repairs to Roman cement render, wood or other substrate materials.
- Remove all surface contamination by washing with an appropriate cleaner, rinse thoroughly and allow complete drying.
 - Remove dirt, splinters, loose particles, grease, oil disintegrated coatings and other substances deleterious to coating performance
 - Follow manufacturer's recommendations for surface preparation if primers or immediate coats are allowed to dry longer than recommended by manufacturer
- Aluminum and Galvanized Steel: Wash to remove any oil, grease, or other surface contamination. All corrosion must be removed with sandpaper, steel wool, or other abrading method. Bare steel must be primed the same day as cleaned.
 - Prepare oxidized areas in accordance with manufacturer's recommendations.
- Mildew: Remove before painting by washing with a solution of 1 part liquid bleach and 3 parts water.

- Scrape and sand peeled or checked paint to a sound surface. Sand glossy surfaces dull.
- Caulk windows, cracks and seams (use paintable, non-shrinking materials).
 - Remove existing caulking where necessary.
- Repair all cracks and holes, fill all nail and screw holes with appropriate filler material.
 - Repair cracks, voids, and other holes with an elastomeric patch or sealant. All patched areas must be primed.
 - Include cracks in wood trim, along wall/trim interface, doors & windows
 - Apply knot sealer to seal knots and pitch streaks on wood.
 - Seal stains from water, smoke, ink, grease, etc. with the appropriate primer/sealer.
- Protect all areas not to be painted.
- Prime sanded areas.

Prime and paint one full finish coat.

- Provide finished surfaces free from runs, drops, ridges, waves, laps, brush marks, and variations in color.
- Use brushes or rollers for the applications to exterior walls and other surfaces.
 - Thinning of paints shall be in accordance with manufacturer recommendations.
 - Apply paints, primers, enamels, undercoats and other coating to a dry film thickness as recommended by the manufacturer.
 - Do not allow primers or immediate coats to dry longer than recommended by the manufacturer, before applying subsequent coat.
 - Or: follow manufacturer's recommendations for surface preparation if primers or immediate coats are allowed to dry longer than recommended by manufacturer.
- Avoid contamination of other surfaces
- Allow sufficient time between coats (between primer & finish coat) to permit thorough drying and assure each coat is in proper condition to receive the next coat.
 - Each coat shall cover the surface of the preceding coat or surface completely.
 - Re-touch damaged painting before applying succeeding coat of paint.
- Work painting materials into all joints, crevices, and open spaces.
- Full containers of any leftover paint shall be labeled and left at job site.

Site clean-up

- Contractor must maintain a clean and safe work environment.
- No on site cleaning area will be provided to clean brushes and other sundries
- Contractor will clean all areas for debris generated during work on a daily basis.
- Contractor will clean surfaces where any spilt paint or over paint has occurred.
- Contractor will properly dispose of all waste in accordance with national and local laws and regulations.

SPECIFICATIONS:

The areas shall be painted in a "high quality" Dulux Trade, Sherwin Williams, Glidden, Dunn Edwards, Benjamin Moore, or Behr brand of All Season Exterior Masonry Paint. The color shall be a Simple Sand 1V with a Premium Matt finish to match the existing paint.

Submittals will be required after award, to include:

- Manufacturer's instructions for paint application

- Manufacturers' material & safety data sheets for paint, solvents, & other hazardous materials
- Sample of product
- Delivered materials shall be sealed and labeled, bearing manufacturer's name, brand, designation, batch number, and color code.

Contractor shall provide pricing/quotes separately for the following areas:

Area 001 – Patched Areas

Area 002 - Gutters

Area 003 – Curved Moldings

Area 004 - Blisters

Area 005 – Front of Residence

Pricing should be submitted per instruction in the solicitation document which will be passed out to all interested parties.

INTERIOR PAINTING

SCOPE OF WORK

Specific requirements as follows:

OVERVIEW

The United States Embassy Dublin (EMBASSY) has a requirement to repaint portions of the interior of the U.S. Ambassador's Residence located in Phoenix Park, Dublin 8. To this end, the Embassy requires quotations for a contractor to complete the proposed work.

INTENT

Requirements in this SOW serve as direction to the Contractor for the interior painting of designated areas within the CMR. The Contractor shall perform all services in accordance with international professional standards of skill, care and diligence adhered to by reputable, first class firms experienced with painting of historic facilities and shall conform to generally accepted preservation practices.

PROJECT DESCRIPTION

The EMBASSY intends to repaint portions of the interior of the CMR located in Phoenix Park, Dublin 8. The requirements below are the basis for the paint and conservation work. The Contractor shall use only high quality, first class materials and fittings appropriate for the work. The Contractor shall furnish all labor, materials, equipment and supplies necessary to prepare and paint the CMR.

SCOPE OF WORK

Note: This is an official building of the US Embassy; accordingly, the materials and fittings used should be of a standard appropriate for a building of this standing.

Preparatory work includes:

- Inspect and make any necessary repairs to the plaster walls, wood or other substrate materials.
- Remove all surface contamination by washing with an appropriate cleaner, rinse thoroughly and allow complete drying.
 - Remove any dirt, splinters, loose particles, grease, oil disintegrated coatings and other substances deleterious to coating performance
 - Follow manufacturer's recommendations for surface preparation if primers or immediate coats are allowed to dry longer than recommended by manufacturer
- Aluminum and Galvanized Steel: Wash to remove any oil, grease, or other surface contamination. All corrosion must be removed with sandpaper, steel wool, or other abrading method. Bare steel must be primed the same day as cleaned.
 - Prepare oxidized areas in accordance with manufacturer's recommendations.
- Mildew: Remove before painting by washing with a solution of 1 part liquid bleach and 3 parts water.
- Scrape and sand peeled or checked paint to a sound surface.

- Caulk windows, cracks and seams (use paintable, non-shrinking materials).
 - Remove existing caulking where necessary.
- Repair all cracks and holes, fill all nail and screw holes with appropriate filler material.
 - All patched areas must be primed.
 - Include cracks in wood trim, along wall/trim interface, doors & windows
 - Apply knot sealer to seal knots and pitch streaks on wood.
 - Seal stains from water, smoke, ink, grease, etc. with the appropriate primer/sealer.
- Protect all areas not to be painted.
- Prime any sanded areas.

Prime and paint one full finish coat.

- Provide finished surfaces free from runs, drops, ridges, waves, laps, brush marks, and variations in color.
- Use brushes or rollers for the applications to walls and other surfaces.
 - Thinning of paints shall be in accordance with manufacturer recommendations.
 - Apply paints, primers, enamels, undercoats and other coating to a dry film thickness as recommended by the manufacturer.
 - Do not allow primers or immediate coats to dry longer than recommended by the manufacturer, before applying subsequent coat.
 - Or: follow manufacturer's recommendations for surface preparation if primers or immediate coats are allowed to dry longer than recommended by manufacturer.
- Avoid contamination of other surfaces
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- Contractor will clean surfaces where any spilt paint or over paint has occurred.
- Contractor will properly dispose of all waste in accordance with national and local laws and regulations.

SPECIFICATIONS:

The areas shall be painted in "high quality" Sherwin Williams, Dulux, Glidden, Dunn Edwards, Benjamin Moore, Behr brand of **Latex Satin Paint**. The color shall match the existing. Submittals will be required after award, to include:

- Manufacturer's instructions for paint application
- Manufacturers' material & safety data sheets for paint, solvents, and other hazardous materials
- Certificates of compliance for coatings
- Sample of product

- Materials shall be sealed and labeled, bearing manufacturer's name, brand, designation, batch number, and color.

Application:

Provide complete painting of all previously painted interior surfaces as designated during the site visit.

The Contractor will have a 21day performance period upon the official "Notice to Proceed" issuance.

GENERAL CONDITIONS

Cleanup of site must be completed at the end of each day. Work hours will be scheduled with the Contracting Officer's Representative (COR) and are typically within the hours of 7:30 a.m. and 4:00 p.m., Monday through Friday. No work will be permitted on weekends (unless agree upon and approved in advance by the COR), U.S. federal or local holidays. The staging area will be negotiated during preconstruction meeting.

Confine all operations to work limits of the project. Contractor is responsible to restore any damaged area caused by contractor operations at no additional expense to the Embassy.

Contractor shall provide pricing/quotes separately for the following areas:

- 001 Red Room Bathroom

- 002 Main Entry Hall

- 003 Ambassador's Suite

- 004 Ballrooms

- 005 Blue Drawing Room

- 006 Yellow Drawing Room

Pricing should be submitted per instruction in the solicitation document which will be passed out to all interested parties.

Further information can be obtained from Mr Emmet Downey 01-6306241 or via email:
DowneyEJ@state.gov