MORENCI CITY COUNCIL AGENDA

Monday, September 14th, 2026, 6:00 p.m. 118 Orchard Street, Morenci, MI 49256

Mayor: Tracy Schell **City Councilmembers:** **Jerome Bussell** **Kori Christle** **Kandice Speiser** **Tess Stiver** **Gail Cleghorn** **Diane Molitierno**

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OR AMENDMENT TO AGENDA

PUBLIC COMMENT ON AGENDA ITEMS

CONSENT AGENDA & COMMUNICATIONS

1. **Minutes from the City Council Meeting on August 10th, 2026**
2. **Cash Summary by Fund as of 09/11/2026**
3. **Bills & Transfers in the amount of $550,726.08**
4. **Community & Economic Development Report**
5. **EMS Report**
6. **Fire Department Report & Meeting Minutes 9/1/26**
7. **Police Department Report**
8. **DPW Report**
9. **Sexton Report**

COUNTY COMMISSIONER REPORT - David Aungst

MAYOR'S REPORT

CITY SUPERINTENDENT/CLERK'S REPORT

PUBLIC HEARING(s)

COMMITTEES:

FINANCE, LEGAL, ADM PERSONNEL & ECONOMIC DEVELOPMENT

Chair: Kandice Speiser, Members: Kori Christle, Tess Stiver

1. **None**

PUBLIC WORKS (PARKS, CEMETERY, LIBRARY, UTILITIES, STREETS & SIDEWALKS, BUILDINGS & GROUNDS)

Chair: Jerome Bussell, Members: Kandice Speiser, Gail Cleghorn

1. **Water Utility Billing**
2. **Road RFP**
3. **City Hall Safety Upgrades RFP**
4. **Water Line Repairs**

PUBLIC SAFETY (FIRE, EMS & POLICE)

Chair: Diane Molitierno, Members: Tess Stiver, Kori Christle

1. **Resolution**
2. **Police Officer Bailey Brandly Oath & Hire**

2026 Goal Updates

1 Year Goals

Review of Marijuana Ordinance in its entirety – Kori

3 Year Goals

Sidewalk Repair/Replacement Plan – Kori
Columbarium – Diane

5 Year Goals

Walking Path – Kandi

- **Additional council business**

PUBLIC INPUT – QUESTIONS, COMMENTS AND CONCERNS

ADJOURNMENT

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4. Next – Regular Morenci City Council Meeting: October 12th, 2026, @ 6:00 p.m.

Please Note:

In order to comment during the public input portions of the meeting, you are required to come to the lectern and give your name and address. Neither the Morenci City Council or staff will respond to public comment or questions. All comments or questions will be addressed at a succeeding meeting of the Morenci City Council.

Verbal attacks or perceived attacks on Morenci City Council members, staff, or other individuals will not be tolerated during the public input section of the meeting.

"One Team, One Town, One Family"

Meeting Minutes of the Morenci City Council
Regular Meeting
Monday, August 10th, 2026

1. CALL MEETING TO ORDER

Mayor Tracy Schell called the meeting to order at 6:00 p.m.

MEMBERS PRESENT: Jerome Bussell, Diane Molitierno, Gail Cleghorn, Kori Christle, Kandice Speiser & Tess McDowell

MEMBERS ABSENT: None

OTHERS PRESENT: Mayor Tracy Schell and Jeff Bell (Administrator/Clerk)

2. PLEDGE OF ALLEGIANCE

3. APPROVAL OF AGENDA

A motion was made by Councilor Christle, seconded by Councilor Molitierno to accept the approval of the agenda.

Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – yes; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell – yes.

Approved 7-0 Motion carried.

4. PUBLIC COMMENT ON AGENDA ITEMS

None

5. CONSENT AGENDA & COMMUNICATIONS

A motion was made by Councilor Christle, seconded by Councilor Molitierno that the consent agenda and communications be approved.

Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – yes; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell - yes.

Approved 7-0 Motion carried.

6. PUBLIC HEARING(S)

None

County Commissioner David Aungst spoke to council about Michigan Public Act 233, involving renewable energy (solar farms, battery storage, wind farms). The county can partner with townships, cities, etc. to help them enforce policies and intervene when needed. Each municipality affected can receive $75,000 along with the county receiving $75,000 to help with the costs to intervene. He offered clarification to questions from council.

7. COMMITTEES

FINANCE, LEGAL, ADM PERSONNEL & ECONOMIC DEVELOPMENT

a. A motion was made by Councilor Speiser, seconded by Councilor Christle to approve the adoption of the Vacant Commercial & Industrial Safety Ordinance and authorize the City Clerk to begin the Publication and Certification processes.

   Roll Call: Councilors Molitierno – yes; Bussell – no; Cleghorn – no; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell - yes.

   Approved 5-2 Motion carried.

b. A motion was made by Councilor Speiser, seconded by Councilor Christle to approve the resolution establishing the fee schedule for the Vacant Commercial & Industrial Safety Ordinance and authorize the Mayor and City Administrators' signatures on the resolution.

   Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – no; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell - no.

   Approved 5-2 Motion carried.

c. A motion was made by Councilor Speiser, seconded by Councilor Christle to approve the Vacant Commercial & Industrial Safety Ordinance Property Registration Form and Property Standards.

   Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – no; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell - yes.

   Approved 6-1 Motion carried.

d. A motion was made by Councilor Speiser, seconded by Councilor Bussell to approve Heather Sarnac posting the open position for the Chair of the Morenci Town and Country Festival for the 2027 festival on social media platforms and on the bulletin board at City Hall for a period of 2 weeks.

   Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – yes; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell - yes.

   Approved 7-0 Motion carried.

e. A motion was made by Councilor Speiser, seconded by Councilor Bussell to approve distribution of the Master Plan draft document into the 63-day review period and authorize the City Clerk's signature on the resolution.

   Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – yes; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell - yes.

   Approved 7-0 Motion carried.

PUBLIC WORKS

None

PUBLIC SAFETY

a. A motion was made by Councilor Molitierno, seconded by Councilor Bussell to approve CLEMIS agreement between the City of Morenci and CLEMIS and authorize the Mayor's signature on the agreement City Administrator's signature on the resolution.

   Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – yes; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell – yes.

   Approved 7-0 Motion carried.

b. A motion was made by Councilor Molitierno, seconded by Councilor Bussell to approve the hire of Caleb Barrios as a Part Time EMT following a successful drug screen and background check.

   Roll Call: Councilors Molitierno – yes; Bussell – yes; Cleghorn – yes; Christle – yes; McDowell – yes; Speiser – yes; Mayor Schell – yes.

   Approved 7-0 Motion carried.

8. ADDITIONAL COUNCIL BUSINESS.

Councilors discussed the council meetings getting recorded. Also mentioned was rental inspections. The library programs were mentioned and how the library staff does great work. The library also has a bathroom that needs to be looked at, due to a noisy toilet.

2026 Goal Updates were discussed for 1-year, 3-year, and 5-year goals

3 year goals

Sidewalk repair/ Replacement Plan – Kori Christle, no updates

Columbarium – Diane Molitierno will be getting with Christa from the cemetery

5 year goals

Walking Path – no updates

9. PUBLIC INPUT – QUESTIONS, COMMENTS, & CONCERNS

None

10. ADJOURNMENT

a. Motion made by Councilor Bussell seconded by Councilor Speiser

b. to adjourn the meeting.

All Ayes. Motion Carried. Meeting adjourned at 7:02 p.m.

Tracy Schell, Mayor

Jeff Bell, City Superintendent/Clerk

CASH SUMMARY BY FUND FOR CITY OF MORENCI
FROM 08/06/2026 TO 09/11/2026
FUND: ALL FUNDS
CASH AND INVESTMENT ACCOUNTS

Fund	Description	Beginning Balance 08/06/2026	Total Debits	Total Credits	Ending Balance 09/11/2026
101	GENERAL	741,237.55	833,844.93	418,294.36	1,156,788.12
102	WALKING/BIKE TRAIL FUND	1,873.11	0.00	0.00	1,873.11
202	MAJOR STREETS	166,847.24	0.00	15,079.62	151,767.62
203	LOCAL STREETS	147,209.72	29.25	16,465.89	130,773.08
231	POLICE EQUIPMENT	26,457.83	0.00	0.00	26,457.83
245	REFUSE	43,999.47	46,115.46	34,129.24	55,985.69
248	DDA	134,090.43	2,249.00	4,379.38	131,960.05
402	CAPITAL PROJECTS/BRIDGES	0.00	0.00	0.00	0.00
404	CDBG JOB TRAINING GRANT	0.00	0.00	0.00	0.00
405	2018 CAPITAL IMP BOND CONSTRUCTION	25,768.75	0.00	8,707.53	17,061.22
406	2017 AMBULANCE PURCHASE ACT 99	1.00	0.00	0.00	1.00
444	CITATION FUND REVENUE	47.91	0.00	0.00	47.91
445	CDBG WATER-RELATED INFRASTRUCTURE GR	0.00	0.00	0.00	0.00
456	FIRE DEPT SINKING FUND	23,602.95	550.00	0.00	24,152.95
465	EMS	174,066.21	132,319.45	91,873.10	214,512.56
590	SEWER FUND	143,695.83	84,783.34	55,877.80	172,601.37
591	WATER FUND	295,453.31	109,853.18	71,858.50	333,447.99
592	WATER/SEWER	0.00	0.00	0.00	0.00
641	EQUIPMENT	61,361.36	21,329.95	8,508.33	74,182.98
696	TOWN & COUNTRY FESTIVAL	17,873.07	0.00	253.06	17,620.01
700	SKELTON REWARD	57,654.01	0.00	0.00	57,654.01
703	TAX COLLECTION	787,335.73	713,654.92	1,488,697.74	12,292.91
	TOTAL - ALL FUNDS	2,848,575.48	1,944,729.48	2,214,124.55	2,579,180.41

CHECK REGISTER FOR CITY OF MORENCI
CHECK DATE FROM 08/10/2026 - 09/10/2026

Check Date	Bank	Check	Vendor	Vendor Name	Amount	
Bank GENER GENERAL ACCOUNT						
08/10/2026	GENER	46861	08024	KATHY SCHIERMYER	20.00	
08/10/2026	GENER	46862	08041	ART ERBSKORN	20.00	
08/10/2026	GENER	46863	08075	JEROME BUSSELL	20.00	
08/10/2026	GENER	46864	08124	TRACY LYNN SCHELL	25.00	V
08/10/2026	GENER	46865	08124	TRACY LYNN SCHELL	20.00	
08/10/2026	GENER	46866	08181	ASHLEY ABLES	79.50	
08/10/2026	GENER	46867	08262	HEATHER SARNAC	78.30	
08/10/2026	GENER	46868	08329	TRAVIS KRUSE	200.00	
08/10/2026	GENER	46869	08364	GAVIN STAMBAUGH	242.01	
08/10/2026	GENER	46870	08365	TRINA MARCH	50.00	
08/10/2026	GENER	46871	MISC	JESSICA DENNIS	1,312.50	
08/12/2026	GENER	46872	00010	CONSUMERS ENERGY	7,827.20	V
08/12/2026	GENER	46873	00034	LIGHTNING QUICK GAS N GO	154.98	V
08/12/2026	GENER	46874	00035	MICHIGAN GAS UTILITIES	575.89	V
08/12/2026	GENER	46875	00149	BILL'S SERVICE, INC.	27.99	V
08/12/2026	GENER	46901	00282	SIMI AIR SIGNS & VINYL GRAPHICS	29.25	V
08/12/2026	GENER	46902	00791	TRI-COUNTY FUELS INC	929.27	V
08/12/2026	GENER	46903	00791	TRI-COUNTY FUELS INC	1,027.82	V
08/12/2026	GENER	46904	01067	MCGOWAN ELECTRIC SUPPLY INC	170.47	V
08/12/2026	GENER	46905	01341	BLACK SWAMP EQUIPMENT, LLC	151.50	V
08/12/2026	GENER	46906	01341	BLACK SWAMP EQUIPMENT, LLC	301.50	V
08/12/2026	GENER	46907	01432	COLIN RICHARDSON	48.70	V
08/12/2026	GENER	46908	01452	NELSON TANK ENGINEERING AND	375.00	V
08/12/2026	GENER	46909	01764	TRIPLE K IRRIGATION	1,275.48	V
08/12/2026	GENER	46910	08230	QUADIENT FINANCE USA	1,216.57	V
08/12/2026	GENER	46911	08259	DYNAMIC INDUSTRIAL SUPPLY	109.28	V
08/12/2026	GENER	46912	08264	ELECTION SOURCE	54.56	V
08/12/2026	GENER	46913	08264	ELECTION SOURCE	26.12	V
08/12/2026	GENER	46914	08285	PEERLESS SUPPLY INC	21.01	V
08/12/2026	GENER	46915	08323	CHARTER COMMUNICATIONS FIBER OPTICS	562.73	V
08/12/2026	GENER	46916	08323	CHARTER COMMUNICATIONS FIBER OPTICS	659.60	V
08/12/2026	GENER	46917	08340	THE LENAWEE VOICE	450.00	V
08/12/2026	GENER	46918	08361	BAILEY BRANDLY	261.00	V
08/12/2026	GENER	46919	MISC	MICHAEL DOWLING	126.15	V
08/13/2026	GENER	46920	00010	CONSUMERS ENERGY	7,827.20	
08/13/2026	GENER	46921	00034	LIGHTNING QUICK GAS N GO	154.98	
08/13/2026	GENER	46922	00035	MICHIGAN GAS UTILITIES	575.89	
08/13/2026	GENER	46923	00149	BILL'S SERVICE, INC.	27.99	
08/13/2026	GENER	46924	00282	SIMI AIR SIGNS & VINYL GRAPHICS	29.25	
08/13/2026	GENER	46925	00791	TRI-COUNTY FUELS INC	929.27	
08/13/2026	GENER	46926	00791	TRI-COUNTY FUELS INC	1,027.82	
08/13/2026	GENER	46927	01067	MCGOWAN ELECTRIC SUPPLY INC	170.47	
08/13/2026	GENER	46928	01341	BLACK SWAMP EQUIPMENT, LLC	151.50	
08/13/2026	GENER	46929	01341	BLACK SWAMP EQUIPMENT, LLC	301.50	
08/13/2026	GENER	46930	01432	COLIN RICHARDSON	48.70	
08/13/2026	GENER	46931	01452	NELSON TANK ENGINEERING AND	375.00	
08/13/2026	GENER	46932	01764	TRIPLE K IRRIGATION	1,275.48	
08/13/2026	GENER	46933	08230	QUADIENT FINANCE USA	1,216.57	
08/13/2026	GENER	46934	08259	DYNAMIC INDUSTRIAL SUPPLY	109.28	
08/13/2026	GENER	46935	08264	ELECTION SOURCE	54.56	
08/13/2026	GENER	46936	08264	ELECTION SOURCE	26.12	
08/13/2026	GENER	46937	08285	PEERLESS SUPPLY INC	21.01	
08/13/2026	GENER	46938	08323	CHARTER COMMUNICATIONS FIBER OPTICS	562.73	
08/13/2026	GENER	46939	08323	CHARTER COMMUNICATIONS FIBER OPTICS	659.60	
08/13/2026	GENER	46940	08340	THE LENAWEE VOICE	450.00	
08/13/2026	GENER	46941	08361	BAILEY BRANDLY	261.00	
08/13/2026	GENER	46942	MISC	MICHAEL DOWLING	126.15	
08/14/2026	GENER	107(E)	00754	WESBANCO CARDMEMBER SERVICES	7,349.85	
08/14/2026	GENER	108(E)	00754	VOID	0.00	V
08/14/2026	GENER	109(E)	00754	WESBANCO CARDMEMBER SERVICES	3,728.15	
08/14/2026	GENER	110(E)	00754	VOID	0.00	V
08/20/2026	GENER	46943	00024	WASHTENAW COMMUNITY COLLEGE	3,263.75	
08/20/2026	GENER	46944	00076	BUCK AND KNOBBY EQUIPMENT CO.,	217.87	
08/20/2026	GENER	46945	00107	GALLS, LLC	32.53	
08/20/2026	GENER	46946	00231	CITY OF ADRIAN	72.00	
08/20/2026	GENER	46947	00282	SIMI AIR SIGNS & VINYL GRAPHICS	14.75	
08/20/2026	GENER	46948	00325	LENAWEE COUNTY ROAD COMM	2,720.79	
08/20/2026	GENER	46949	00845	CINTAS FIRST AID & SAFETY	70.80	
08/20/2026	GENER	46950	01067	MCGOWAN ELECTRIC SUPPLY INC	297.34	
08/20/2026	GENER	46951	01341	BLACK SWAMP EQUIPMENT, LLC	220.00	
08/20/2026	GENER	46952	01501	CHAD CORBIN	137.75	
08/20/2026	GENER	46953	01550	VERIZON WIRELESS	824.56	
08/20/2026	GENER	46954	01822	JACK DOHENY COMPANY	1,359.75	
08/20/2026	GENER	46955	08262	HEATHER SARNAC	28.13	
08/20/2026	GENER	46956	08283	JULIE LONIS	311.04	
08/20/2026	GENER	46957	08332	UMB BANK NA	350.00	
08/20/2026	GENER	46958	08347	A PLUS ELECTRIC	2,588.00	
08/20/2026	GENER	46959	08366	SHAFFNER EQUIPMENT REPAIR	175.00	

Check Date	Bank	Check	Vendor	Vendor Name	Amount	
08/20/2026	GENER	46960	MISC	UNIQUE DESIGN SCREEN PRINTING LLC	700.05	
08/20/2026	GENER	46961	MISC	MARILYN COWGILL	30.00	
08/26/2026	GENER	111(E)	00754	WESBANCO CARDMEMBER SERVICES	5,903.02	
08/26/2026	GENER	112(E)	00754	VOID	0.00	V
08/27/2026	GENER	46962	00120	MICHIGAN MUNICIPAL LEAGUE	3,723.00	
08/27/2026	GENER	46963	00121	GRAINGER	150.04	
08/27/2026	GENER	46964	00149	BILL'S SERVICE, INC.	625.57	
08/27/2026	GENER	46965	00354	HUNTINGTON PUBLIC CAP CORP	8,707.53	
08/27/2026	GENER	46966	00390	MORENCI AREA SCHOOLS	200.00	V
08/27/2026	GENER	46967	00436	NUTRIEN AG SOLUTIONS	217.55	
08/27/2026	GENER	46968	00791	TRI-COUNTY FUELS INC	3,393.44	
08/27/2026	GENER	46969	00791	VOID	0.00	V
08/27/2026	GENER	46970	00845	CINTAS FIRST AID & SAFETY	408.32	
08/27/2026	GENER	46971	01067	MCGOWAN ELECTRIC SUPPLY INC	8.76	
08/27/2026	GENER	46972	01341	BLACK SWAMP EQUIPMENT, LLC	321.50	
08/27/2026	GENER	46973	01785	STATE OF MICHIGAN	234.18	
08/27/2026	GENER	46974	02261	PENNCARE	348.45	
08/27/2026	GENER	46975	08142	CHRISTOPHER R. RENIUS	1,750.00	
08/27/2026	GENER	46976	08242	KIESLER POLICE SUPPLY	202.60	
08/27/2026	GENER	46977	08259	DYNAMIC INDUSTRIAL SUPPLY	434.00	
08/27/2026	GENER	46978	08260	CORE AND MAIN LP	82.45	
08/27/2026	GENER	46979	08264	ELECTION SOURCE	578.00	
08/27/2026	GENER	46980	08268	ADRIAN MECHANICAL SERVICES	256.50	
08/27/2026	GENER	46981	08285	PEERLESS SUPPLY INC	744.51	
08/27/2026	GENER	46982	08293	MICHIGAN DOWNTOWN ASSOCIATION	250.00	
08/27/2026	GENER	46983	08322	JENNIFER STITES	50.00	
08/27/2026	GENER	46984	08325	PERRYSBURG PIPE & SUPPLY CO.	493.11	
08/27/2026	GENER	46985	08329	TRAVIS KRUSE	42.36	
08/27/2026	GENER	46986	08367	KENNEDY INDUSTRIES INC	1,536.00	
08/27/2026	GENER	46987	08368	HUBER TECHNOLOGY LLC	5,605.00	
08/27/2026	GENER	46988	08369	ROSE PEST SOLUIONS	495.00	
08/27/2026	GENER	46989	MISC	JOHN ARQUETTE	150.00	
08/27/2026	GENER	46990	MISC	FIRE FACILITIES	1,068.93	
08/27/2026	GENER	46991	00390	MORENCI AREA SCHOOLS	200.00	
09/02/2026	GENER	46992	00845	CINTAS FIRST AID & SAFETY	383.70	
09/02/2026	GENER	46993	00955	D-P EQUIPMENT CO.	258.84	
09/02/2026	GENER	46994	01034	TRULAND EQUIPMENT	549.48	
09/02/2026	GENER	46995	01511	K & B ASPHALT SEALCOATING, INC	4,960.00	
09/02/2026	GENER	46996	01550	VERIZON WIRELESS	568.40	
09/02/2026	GENER	46997	02261	PENNCARE	22.41	
09/02/2026	GENER	46998	08027	CHAD SCHISLER	423.99	
09/02/2026	GENER	46999	08115	JEFF BELL	214.32	
09/02/2026	GENER	47000	08260	CORE AND MAIN LP	41.10	
09/02/2026	GENER	47001	08282	ACCELERA IT SOLUTIONS	3,220.23	
09/02/2026	GENER	47002	08310	CHARTER COMMUNICATIONS	115.30	
09/02/2026	GENER	47003	08311	HACKETT INSPECTIONS LLC	1,240.00	
09/02/2026	GENER	47004	08312	QUADIENT LEASING USA INC	2,578.59	
09/02/2026	GENER	47005	08350	TLC COMMUNITY CREDIT UNION	954.74	
09/02/2026	GENER	47006	MISC	NICHOLAS FRUCHEY	900.00	
09/10/2026	GENER	47007	00010	CONSUMERS ENERGY	8,738.29	
09/10/2026	GENER	47008	00107	GALLS, LLC	286.91	
09/10/2026	GENER	47009	00540	WORKSPHERE OCCUPATIONAL MEDICINE	70.00	
09/10/2026	GENER	47010	00546	WESBANCO	475.01	
09/10/2026	GENER	47011	00599	SELKING INTERNATIONAL & IDEALEASE	185.94	
09/10/2026	GENER	47012	00724	CHRIS MERILLAT	75.00	
09/10/2026	GENER	47013	00791	TRI-COUNTY FUELS INC	3,214.99	
09/10/2026	GENER	47014	00807	R & R FIRE TRUCK REPAIR INC	5,644.46	
09/10/2026	GENER	47015	00939	CARTER LUMBER	146.84	
09/10/2026	GENER	47016	00952	D & P COMMUNICATIONS	1,122.01	
09/10/2026	GENER	47017	01034	TRULAND EQUIPMENT	169.49	
09/10/2026	GENER	47018	01067	MCGOWAN ELECTRIC SUPPLY INC	291.69	
09/10/2026	GENER	47019	01202	BURNIPS EQUIPMENT COMPANY	14.58	
09/10/2026	GENER	47020	01341	BLACK SWAMP EQUIPMENT, LLC	564.50	
09/10/2026	GENER	47021	01391	LRS LLC	16,400.25	
09/10/2026	GENER	47022	01492	US BANK	794.15	
09/10/2026	GENER	47023	01525	CASTLEBERRY AND LUCAS	900.00	
09/10/2026	GENER	47024	01897	POLICE OFFICERS ASSOCIATION OF MI	412.12	
09/10/2026	GENER	47025	08009	BARRY GARROW	75.00	
09/10/2026	GENER	47026	08023	SANDY WHEELER	75.00	
09/10/2026	GENER	47027	08213	HUDSON AUTO CENTER	203.99	
09/10/2026	GENER	47028	08230	QUADIENT FINANCE USA	500.00	
09/10/2026	GENER	47029	08232	D&R FAYETTE HARDWARE	127.32	
09/10/2026	GENER	47030	08260	CORE AND MAIN LP	403.36	
09/10/2026	GENER	47031	08262	HEATHER SARNAC	31.92	
09/10/2026	GENER	47032	08287	APOLLO FIRE APPARATUS SALES AND SER	3,919.59	
09/10/2026	GENER	47033	08292	MACQUEEN EMERGENCY	807.08	
09/10/2026	GENER	47034	08323	CHARTER COMMUNICATIONS FIBER OPTICS	1,222.33	
09/10/2026	GENER	47035	08331	ON DUTY GEAR LLC	2,000.00	
09/10/2026	GENER	47036	08361	BAILEY BRANDLY	1,003.68	
09/10/2026	GENER	47037	MISC	SCOTT PERRYMAN	163.00	
09/10/2026	GENER	47038	MISC	MICHIGAN ASSOCIATION OF MUNICIPAL	90.00	

Check Date	Bank	Check	Vendor	Vendor Name	Amount	
09/10/2026	GENER	47039	MISC	WOLVERINE KUBOTA ADRAIN	345.57	
09/10/2026	GENER	47040	08181	ASHLEY ABLES	51.38	

GENER TOTALS:

Total of 161 Checks:	164,459.93
Less 29 Void Checks:	16,607.07
Total of 132 Disbursements:	147,852.86

Bank TAXAC TAX ACCOUNT

08/15/2026	TAXAC	25075	00265	LENAWEE COUNTY TREASURER	371,908.95	V
08/15/2026	TAXAC	25076	MISC	WINGATE, AARON S	1,773.37	
08/15/2026	TAXAC	25077	00265	LENAWEE COUNTY TREASURER	371,073.22	
08/31/2026	TAXAC	25078	00265	LENAWEE COUNTY TREASURER	30,026.63	

TAXAC TOTALS:

Total of 4 Checks:	774,782.17
Less 1 Void Checks:	371,908.95
Total of 3 Disbursements:	402,873.22

REPORT TOTALS:

Total of 165 Checks:	939,242.10
Less 30 Void Checks:	388,516.02
Total of 135 Disbursements:	550,726.08

City Council Update Form

X Informational
☐ Action / Follow Up
☐ Not Approved

City Council Meeting Date	Staff Contact
September 14, 2026	Heather Sarnac
Date Submitted	**Department**
September 9, 2026	Community & Economic Development

Update

- The Back-to-School Bash on August 12 brought a large turnout downtown. Seven downtown businesses participated by offering specials and giveaways at their locations or at the event: Wesbanco, Jammers Designs, The Healthy Spot, Baumgartner Chiropractic, The Grab Shack, The Bargain Boutique, and Morenci Deli.
- Met with Landscape Architect Lisa DuRussel on August 13 to review progress on the Downtown Street Tree Planting Project and associated grant activities. Midwest Contracting continues to work through the remaining punch-list items, and grant reporting is ongoing. Submitted a reimbursement request on August 5 in the amount of $27,845.59. The reimbursement has been received.
- The final Summer Block Party Concert on August 14 drew approximately 350 attendees. Rain was in the forecast throughout the evening, and the event ended early due to precipitation. The band and attendees provided positive feedback, and food vendors sold out. Beverage vendors reported lower sales than at previous concerts, while North Street Pub, The Grab Shack and Morenci Deli reported excellent foot traffic and sales.
- MEDC advised that the technical assistance application submitted last month for support with RRC Best Practices 3.3 and 3.4 could not be funded during the current fiscal year due to lack of funding. The application will be held for consideration when funding becomes available for the next fiscal year, anticipated in late November and contingent upon the state budget allocation for the RRC program.
- Met with an MEDC Community Planner and Michigan Main Street Specialist on August 17 to identify potential projects for a CEDAM Community Development Fellow. An application was submitted on September 2. If awarded, the fellow would help advance RRC and Michigan Main Street initiatives by developing standardized development processes, creating business and development resource guides, and maintaining an inventory of local businesses, buildings and redevelopment opportunities.
- Jeff and I met with Community Action Agency on August 24 to review updates from MSHDA and the status of the Morenci Home Improvement Partnership.

Twenty-seven projects are ready to move into the construction phase, 13 have been referred for radon testing and three have undergone property inspections. The program remains on schedule to meet the threshold requirements for this calendar year.

- The DDA completed Michigan Main Street training at their August 25 meeting and is now officially engaged with the program. Michigan Main Street (MEDC MiPlace) will be making an official announcement soon. DDA Chair Chelsea Craig and I completed onboarding on September 8 to review next steps and requirements for the Select Level application. Will be meeting monthly with MMS staff and committee chairs as this work progresses.
- Attended the ribbon-cutting ceremony at Lume on August 28.
- Assisted Kiwanis of Morenci with the Labor Day Silver Creek Bridge Walk on September 7, including serving as emcee and sharing information about the upcoming Fall Fest. The event attracted more than 150 attendees and received positive feedback from participants and visitors. Participated in an interview with Local Buzz Radio on September 3 to promote the Bridge Walk event.
- Submitted articles to The Morenci Advocate regarding the Master Plan review period, Fall Fest and the search for a Town & Country Festival Committee chairperson. Also connected the newspaper with local businesses for feature stories, including Morenci Deli's one-year anniversary, The Bargain Boutique and Central Bowling & Billiards.

Anything Significant Going On?

- Meeting with the Tree Stewards captains and DPW Forestry staff member Christa Davis on September 9 to review the group's initial scope of work and identify needed tools and resources.
- Meeting with the Lenawee County Community Development Coordinator on September 10 to review the draft Master Plan.
- Meeting with the forestry consultant, DPW staff members Christa Davis and Gavin Houser, and Jeff on September 10 regarding implementation of the Urban Forestry Management Plan and GIS Tree Inventory.
- Volunteering with Habitat for Humanity's Rock the Block program on September 11.
- Assisting Morenci High School with the Homecoming Parade by coordinating with City staff and departments and recruiting downtown representatives to serve as float judges. The parade is scheduled for 5 p.m. on Friday, September 18.
- Continued planning and outreach for Fall Fest on October 3. Six food trucks and six attractions have been secured, and approximately 50 vendors have reserved booth spaces ahead of the September 11 registration deadline.

- Continued work on the SPARK Grant closeout and final reporting ahead of the grant term ending October 31. The final reimbursement request will total $85,974.14.
- The 2026 DDA Sponsorship Campaign has secured $20,100 in pledges to date.
- The DDA Events Committee has begun working to secure bands for the 2027 Summer Concert Series.

Attachments

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1. September Newsletter & Community Calendar
2. September Digital Newsletter https://mailchi.mp/cityofmorenci/sept-2026-newsletter

UPDATES FROM CITY HALL

SEPTEMBER 2026

MORENCI FIRE DEPARTMENT WELCOMES NEW ASSISTANT CHIEFS

The Morenci Fire Department has announced the promotion of Captains Colin Richardson and Timothy Schisler to Assistant Fire Chief, effective Sept. 1.

In their new roles, Richardson and Schisler will help oversee the department's training program and take on additional leadership responsibilities. Richardson will serve as C-2 and Schisler as C-3.

The promotions come as longtime Assistant Fire Chief Chad Schisler prepares to step down from his leadership position on September 4. Chad will remain an active member of the Morenci Fire Department, where his experience and knowledge will continue to be a valued resource. He has served as either Fire Chief or Assistant Fire Chief for more than 30 years.

The City of Morenci congratulates Colin and Timothy as they step into their new roles and thanks Chad for his many years of dedicated leadership and service to the department and the Morenci community.

VOLUNTEER OPPORTUNITY

The City of Morenci is seeking a community-minded volunteer to serve as Chairperson of the Town & Country Festival Committee and help lead the planning of Morenci's annual Town & Country Festival.

The Chairperson will work alongside committee members, volunteers, City staff, local businesses, and community organizations to coordinate the many pieces that bring the festival together. Responsibilities include helping organize committee meetings, volunteers, vendors, sponsors, activities, promotion, and event-day logistics.

The City is looking for someone who is organized, dependable, and comfortable working collaboratively with others. Previous experience with event planning or volunteer leadership is helpful, but not required.

Those interested in serving are invited to submit a Letter of Interest by September 10, 2026. Letters may be delivered or mailed to Morenci City Hall, C/O City Administrator Jeff Bell, or emailed to jeff.bell@cityofmorenci.org.

MASTER PLAN PUBLIC REVIEW PERIOD

The City of Morenci's draft Master Plan is now available for public review. Community members are encouraged to review the draft and provide comments, suggestions, or questions before the plan moves forward for consideration and adoption.

The Master Plan helps guide future decisions related to housing, land use, transportation, economic development, parks and recreation, community facilities, and other community priorities. Beckett & Raeder, Inc., the City's planning consultant, led the planning process with input from the Master Plan Steering Committee and the community. The draft reflects data and analysis gathered throughout the process, along with feedback received through a public survey and community open houses.

Morenci City Council approved the draft for the required 63-day public review period on August 10, 2026. The public review period will remain open through October 12, 2026.

The draft Master Plan can also be accessed through the City's website. Printed copies are available at Morenci City Hall and Stair District Library.

Comments may be submitted to Dana Hawthorne of Beckett & Raeder, Inc., the City's planning consultant, at dhawthorne@bria2.com or 734-418-9260.

Following the public review period, the Morenci Planning Commission will hold a public hearing on Thursday, October 22, 2026, at 6:30 p.m. The Planning Commission will consider adoption of the Master Plan at that meeting.

SAVE THE DATE

Bulky Item Dumpster Day is Saturday, November 14, from 10 a.m.–noon behind Wakefield Park. Limit two items per household; ID required. Visit the City's website for a list of accepted and prohibited items.

Check out our digital monthly newsletter at https://mailchi.mp/cityofmorenci/sept-2026-newsletter for more updates, articles, City Council meeting packets and minutes, and other helpful links.

SEPTEMBER 2026

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
		1	2	3 Veggie Mobile 11a-12p Lutheran Church Food Distribution 2-4p Greenjak Inc. 240 Salisbury St. Bingo 6:30p Morenci Legion	4 No School Morenci Area Schools Karaoke 10p North Street Pub	5 Karaoke 10p North Street Pub
6 Pickleball Club (adults only) 6p Nazarene Church	7 *City Offices Closed* No School Morenci Area Schools Labor Day Bridge Walk 11a Silver Creek Bridge	8	9	10 Grandparents' Breakfast 7:15-7:45a Elementary School Veggie Mobile 11a-12p Lutheran Church Bingo 6:30p Morenci Legion	11 Karaoke 10p North Street Pub	12 Pork Tenderloin Dinner 5p Morenci Eagles Hard Rock Concert 6p Rex Theatre Karaoke 10p North Street Pub
13 Great Outdoors Jamboree 10a-4p Lake Hudson State Recreation Area Pickleball Club (all ages) 6p Nazarene Church	14 Road Scholar Zoom: Cosmovision of the Andean Civilization 3p Stair District Library City Council Meeting 6p City Hall	15	16	17 Road Scholar Age Well Series: Nutrition, Hydration & Fall Prevention 12p Stair District Library Veggie Mobile 11a-12p Lutheran Church Bingo 6:30p Morenci Legion	18 Homecoming Parade 5p Downtown Morenci Homecoming Game 7p Henry Geisler Field Hip Hop Showcase 6p Rex Theatre Karaoke 10p North Street Pub	19 Hard/Southern Rock Concert 6p Rex Theatre Karaoke 10p North Street Pub
20 Pickleball Club (adults only) 6p Nazarene Church	21	22 DDA Meeting 4p City Hall	23	24 Veggie Mobile 11a-12p Lutheran Church Manhattan Short Film Festival 2p Stair District Library Planning Commission Mtg 6:30p City Hall Bingo 6:30p Morenci Legion	25 Manhattan Short Film Festival 6p Stair District Library Karaoke 10p North Street Pub	26 Manhattan Short Film Festival 6p Stair District Library Electronic Dance Music 6p Rex Theatre Karaoke 10p North Street Pub
27 Pickleball Club (all ages) 6p Nazarene Church	28 School Board Meeting 6p MS Library Grilled Cheese & Soup Dinner Class of 2028 Fundraiser 5-7p Morenci Eagles Book Discussion: *The Lion Women of Tehran* by Marjan Kamali 7p Stair District Library	29	30	1 Veggie Mobile 11a-12p Lutheran Church Food Distribution 2-4p Greenjak Inc. 240 Salisbury St. Bingo 6:30p Morenci Legion	2 Karaoke 10p North Street Pub	3 Fall Fest 4-11p Downtown Morenci

For more information visit CityofMorenci.org

Have a community event to add to next month's calendar?
Email heather.sarnac@cityofmorenci.org

For more up-to-date community events and details, visit stairlib.org and click Community Calendar

NEW MEMBERS WELCOME!

- Kiwanis of Morenci meets every Wednesday at noon at The Village Inn Restaurant
- Morenci Sportsman Club meets on the 1st Thursday at 6:30 p.m. at Morenci Sportsman's Club
- Morenci Legion Auxiliary meets on the 2nd Thursday at 7 p.m. at the Morenci Legion
- Morenci Legionnaires & Sons of Legion meet on the second Monday at 7 p.m. at the Morenci Legion
- The Garden Club meets April-December on the 2nd Tuesday at Trinity Lutheran Church

City Council Update Form

☐ Informational
☐ Action / Follow Up
☐ Not Approved

City Council Meeting Date	Staff Contact
09/14/2026	C Corbin
Date Submitted	**Department**
09/09/2026	Morenci Area EMS

Update

Anything Significant Going On?

Run Volume

422 Runs to date for 2026
Of those 103 were in Fayette and 25 in Chesterfeild Twp.

Attachments

N/A

Morenci Fire Department

249 West Main Street
Morenci, Michigan 49256
Emergency Phone 911 Business Phone (517) 458-2301
Fax # (517) 458-2268
E-Mail Address morencic-1@hotmail.com
Chief Brad Lonis

AUGUST 2026 FIRE CHIEF'S REPORT

CALLS

City: 4 ~ 1 Billed

Seneca Twp: 4

Medina Twp: 1

Chesterfield Twp: 2 ~ 1 Billed

EMS Assist: 3

Mutual Aid: 4

- **Archbold ~ 1**
- **Madison Twp. ~ 1**
- **Wauseon – 1**
- **Fairfield Twp. - 1**

TOTAL CALLS: 18

TOTAL CALL HOURS: 21

TRAINING AVERAGE: 26

- **Colin Richardson and Timothy Schisler were promoted to Assistant Fire Chiefs effective Sept. 1.**
- **Chad Schisler stepped down from Assistant Fire Chief due to his job and time restrictions. He served as Chief / Assistant Chief for over 30 years.**
- **Testing on the burn lab will be beginning on Sunday, Sept. 13th.**
- **The new Rescue 9 is fully in service.**

Morenci Fire Department

Meeting minutes for September 1, 2026

Meeting called to order by Colin Richardson

Roll call:	There were 19 members present first roll call. Pledge recited by all, minutes approved as read.
Communications:	New shirts are in, plan is to leave on our gear rack in case its needed.
	Training September 24, 25 there is a sign up sheet. Let Timothy or Colin know if you can be there and what times.
	MI fire equipment grant has been submitted.
	Burn lab discussion. We will start testing this month, September 13 @8am.
	New airbags are in service in E1.
	Yearly truck maintenance and DOT, Sept 15, 19 and 20.
	2nd TIC was ordered today.
	Brad gave a budget update. Tube heaters for the bay will be on the agenda at the next council meeting.
	The west side water tower is out of service for maintenance. East side water tower will be done after. MABAS cards have been updated for the time being to include a tanker shuttle.
Old Business:	None
New Business:	As of September 1, Chad Schsiler has stepped down as C2. Colin Rihardson(C2)and Timothy Schiser(C3) will be Assistant Chiefs. There will be 2 captains and 4 Lieutenants. Luke Miller(C4) and Austin VanBrandt(C5) will be C4 and C5. Lieutenants will be Justin Miller, Andy VanZile, Tim Newsom, and Micah Borton, Farra Ryan remains Safety Officer.
	RTF training Wednesday Sept 23 at the fairgrounds from 6-8pm.
	Thomas Barrett has been removed from the roster. All of his equipment has been turned back in.

Fair coverage will be Thursday September 10. Event coverage Friday Sept 4, for tractor pulls.

Eli Passed his fire school testing, congrats Eli!

Adjourn: motion made by Andy VanZile, 2nd Derek Bode. There were 20 members present 2nd roll call.

Respectfully submitted,

Farra Ryan

Secretary

City Council Update Form

☑ Informational
☐ Action / Follow Up
☐ Not Approved

City Council Meeting Date	Staff Contact
September 14, 2026	Chief Nathan Adams // D.C. Michael Creswell
Date Submitted	**Department**
September 9, 2026	Police

Update

1. Off. Edmonson just finished a two-week firearms instructor's course in Jackson through our training consortium. He is now certified as a firearm instructor and will run the department's firearms training program.

2. Chief Adams instructed a lesson on bicycle and e-bike safety to the entire fourth grade class at the Morenci Elementary School. Literature which included state guidelines and laws were distributed. The class was well received.

3. We are proud to announce that Bailey Brandly graduated from the Washtenaw Police Academy on Sept. 11, 2026. Bailey has completed eighteen weeks of instruction at the academy and is excited to begin her career at the Morenci Police Dept. She will take her oath of office at the upcoming Council Meeting. When she begins as an officer, she will continue instruction under field training officers (FTO's) Edmonson and Tanner.

4. The department is gearing up for the upcoming homecoming parade and fall fest event.

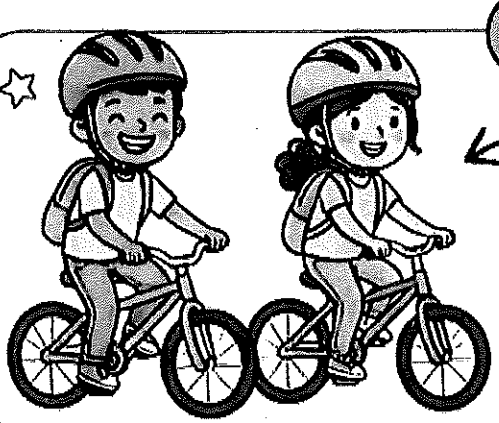
5. The city's summer events have gone well, with no major issues being reported.

6. Calls for service: 870. We are running approximately 50 more calls for service than this time last year.

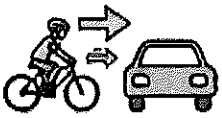
MICHIGAN BIKE & SCOOTER SAFETY ZONE!

A Student's Guide to the Rules of the Road (MCL 257.656 - 257.662)

BE A BIKE SUPERHERO!



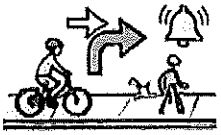
You have the SAME rights & responsibilities as a Car!



Go with the Flow

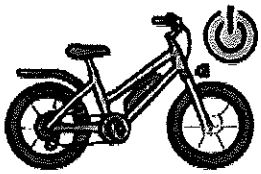


Stop at Lights/Signs

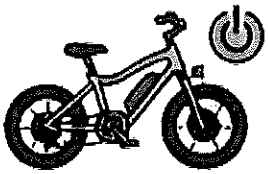


Sidewalk Smarts

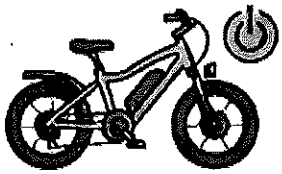
ELECTRIC BIKE (E-BIKE) RULES



Class 1
(Up to 20 mph)



Class 2
(Throttle-Assist)



Class 3
(Up to 28 mph, Roads ONLY)

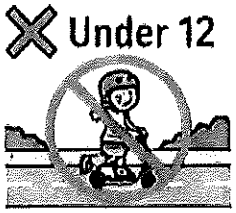


UNDER 18?
Class 3 requires a HELMET!

ELECTRIC SCOOTER (E-SCOOTER) RULES



Kid Statt Inf



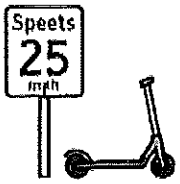
Under 12 Ban



Helmet LAW

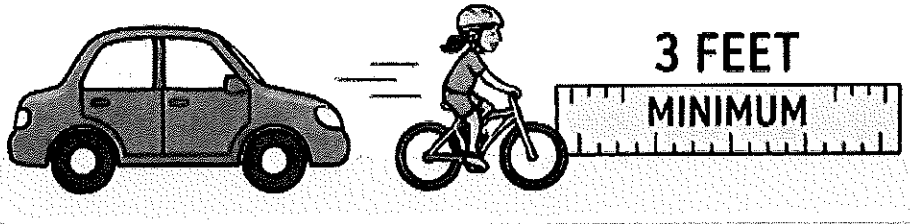


Solo Riders ONLY

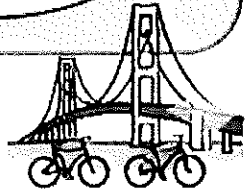


Streets < 25 mph

GIVE ME 3 (or 5!) FEET



ANN ARBOR, GRAND RAPIDS, DEARBORN = = 5 FEET!



PLAY SAFE, MICHIGAN!

NEW E-BIKE CHECKLIST

- ☐ **Bike Fit:** saddle height, handlebar reach, brake levers, lights
- ☐ **Walk Through:** shifting, braking, e-bike systems (battery, etc.)
- ☐ **Test Ride:** Is it comfortable? Do you understand all features?
- ☐ **Review Warranty:** note any action items
- ☐ **Service Plan:** schedule any included or recommended service
- ☐ **Print & Email Receipt**

LATER:

- ☐ Review Michigan's bike laws at LMB.org/laws
- ☐ Email yourself: photo of the bike, receipt, serial number & key numbers of battery & locks, warranty info
- ☐ Submit warranty registration, contact home/renters insurance
- ☐ Register with Bike Index and/or local bike registries
- ☐ Store paperwork, extra keys, owner manuals for safety
- ☐ Set up an area for storage with **helmet**, bike pump, accessories
- ☐ Set up an indoor area for battery storage and charging

Checklist credit: Arleigh Greenwald / bikeshopgirl.com / @bikeshopgirlcom

E-BIKE ETIQUETTE

"I believe in power, but I believe that responsibility should go with power."

– Theodore Roosevelt, 1908

Practice courtesy, communication, and common sense. It's easy to go too fast on an e-bike! Start out slow, know your limits and stay in control at all times. Practice kindness and empathy.

Yield to walkers and slower bicyclists. E-bike riders should slow down and warn by bell or voice "On your left!" when passing. You're ***required by MI law*** to yield and warn on sidewalks.

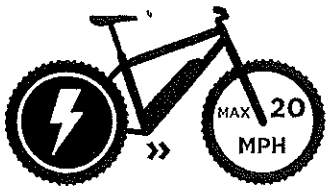
Yield to horseback riders. Stop, Speak and Stand Back when you encounter an equestrian. Stop to give the horse and rider time to pass, Speak to communicate your presence and location, and Stand Back to give the horse space – move off on the lower side if possible, and don't hide behind a tree.



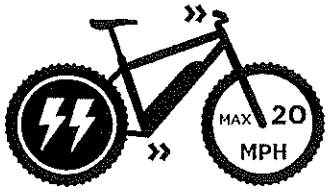
Learn more at LMB.org/EbikeSmart

Brought to you by the League of Michigan Bicyclists with support from the DALMAC Fund.

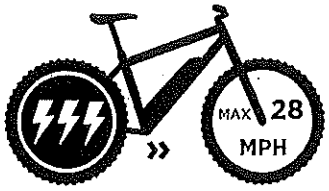
KNOW YOUR E-BIKE



CLASS 1
- Max **20 mph**
- Pedal-assist*
- Max 750 watts



CLASS 2
- Max 20 mph
- **Throttle** and pedal-assist



CLASS 3
- Max **28 mph**
- Pedal-assist
- 14 or older, must wear helmet 14-18

OUT-OF-CLASS ELECTRIC VEHICLE (OCEV)

- If it's not Class 1, 2, or 3, it's not legally an e-bike
- Max. assisted speed above limits OR
- Motor power over 750 watts OR
- Throttle over 20 mph
- May be scooter, motorcycle, moped, or ORV

*Pedal-assist bikes only provide electric assistance while the rider is pedaling.

WHERE CAN I RIDE?

- Class 1: roads, bike lanes, **most** paved nonmotorized trails, **some*** unpaved trails
- Class 2 & 3: roads, bike lanes, **some*** paved nonmotorized trails
- OCEV: roads*, motorized trails

More at MI DNR

*Class 1 only allowed on unpaved trails where authorized.
*Class 2 & 3 only allowed on paved trails where authorized.
*OCEVs must be registered & street-legal for road use.

City Council Update Form

X Informational
☐ Action / Follow Up
☐ Not Approved

City Council Meeting Date	Staff Contact
September 14, 2026	Travis Kruse
Date Submitted	**Department**
September 10, 2026	Public Works

Update

Water

- **The water tower work has begun, and the west tower should be ready to fill on Tuesday the 15th.**
- **We will continue lead line verification this week as we are behind on this due to the Vactor truck being down a couple times this summer and the water line break on Baker Street.**

Sewer

- **The lagoons are looking good we have had the banks mowed twice now and have had them sprayed to help keep the tall grass and weeds down.**

Streets

- **The Coomer street and Cawley road project hopefully will be completed by the end of September I have called Rocky and he was hoping to have the north curbs done this week and then start paving the following week. Backfilling of Curbs and Crosswalk Areas will follow.**
- **We will get to filling in potholes on the days we are not doing lead lines to get most if not all filled in before the cold arrives.**

Buildings & Grounds

- **Jeff and I looked at the building on the corner of North and Locust Street for that possibly being an option to keep the Vactor truck this winter.**

Parks

- **Currently investigating ADA Apparatus for Wakefield Park. More to come.**

Employee Development/Training

- **Gavin completed his Training and is now PASER Certified to evaluate Roads.**

City Council Update Form

X Informational
☐ Action / Follow Up
☐ Not Approved

City Council Meeting Date	Staff Contact
September 10, 2026	Christa Davis – Assistant Cemetery Sexton
Date Submitted	**Department**
September 7, 2026	Public Works

Update

- **Lot Sales** –
  - **Last Month:** 0
  - **Year To Date:** $5500
- **Total number of Grave/ Lots Sold –**
  - **Last Month:** 0
  - **Year To Date:** 11
- **Burials –**
  - **Cremations –**
    - **Last Month:** 1
    - **Year To Date:** 10
  - **Traditional –**
    - **Last Month:** 3
    - **Year To Date:** 13
- **Foundations Sold/ Placed –** 6
  - **Year To Date:** 32

- **Current Projects:**
  - Anticipating meeting for reclaiming of graves
  - Anticipating first engravings for Veterans memorial fund
  - Ordered Wilson and Whitman founders memorial monument
  - Focusing on appearance of cemetery upkeep
  - Placing foundations for purchased monuments
  - In process of computerizing all documents related to cemetery
- **Anticipated Projects**
  - Anticipating our new storage building
  - Driveway Material buildup
- **Future Projects**
  - Columbarium

Agenda Review Form

Regular City Council – 09/14/2026

☐ Informational
☑ Action / Follow Up
☐ Not Approved

Prepared For	Staff Contact
City Council	Jeff Bell
Date Submitted	**Department**
09/12/2026	Water Utility

Subject

[redacted]

Summary

We are proposing an adjustment to the estimated residential water usage used for billing purposes. Currently, residences that have not yet converted to the new electronic water meters are billed using an estimated average usage of 3,000 gallons per billing period. However, actual usage data indicates that the average residential address is using 4,000 gallons each billing period.

Updating the estimated usage from 3,000 to 4,000 gallons would bring estimated billings more in line with actual residential consumption and help ensure that water and sewer revenues are sufficient to cover the costs of providing these essential services. This adjustment is particularly important for maintaining the financial stability of the water system and ensuring that customers are billed more consistently with actual usage.

Residents who want their bills to reflect their **actual water consumption**, rather than an estimate, are encouraged to contact City Hall to schedule an appointment to have their existing water meter replaced with the new electronic meter. The electronic meters provide more accurate readings and eliminate the need for estimated usage.

This change is intended to improve the accuracy and fairness of the City's billing process while helping ensure that water system costs are appropriately recovered through user charges.

.

Financial Impact

Additional $8.61/Billing Period per Estimated Residential Service Address
1,000 gallons of water $4.80 + 1,000 gallons of sewer $3.81 = Total $8.61/Billing Cycle

Budgeted	Amount:
N/A	

Recommendation

After discussion,
Motion to approve the Estimated Residential Billing amount be increased from 3,000 gallons to 4,000 gallons per billing cycle effective November 1, 2026.

Alternatives

Do not approve.

Attachments

City Council Review Form

Regular City Council – September 14, 2026

☐ Informational
☑ Action / Follow Up
☐ Not Approved

Prepared For	Staff Contact
City Council	Jeff Bell
Date Submitted	**Department**
September 12, 2026	Department of Public Works (DPW)

Subject

Request for Proposals (RFP) for Mill & Overlay / Crack Fill / Chip Seal / Fog Seal

Summary

As part of this FY Budget as well as next FY 2027/2028 budget, I have included funding to continue our work on the roads.
The attached Request for Bid is to get out in front of the paving and concrete schedules for this coming year so that the work can take place Spring/Early Summer and then again late summer/early fall.
This is only to go out for bids and not to approve the work at this point. When bids are returned, then they will come back to council for approval.

Major work is the Mill & Overlay of the remainder of Coomer Street from Burley to the East City Limit. Other work will be mostly Preventive Maintenance to preserve our investment that has already been made in the roads. Crack Filling, Fog Seal, Painting Parking Lines, Combination of Chip Seal and Fog Seal.
Specific Areas are included in the attachment.

Financial Impact

Budgeted	Amount:
Funds are budgeted in both 26/27 FY & 27/28 FY	N / A

Recommendation

After Discussion…
Motion to approve the Request for Bid on the 2026/2027 & 2027/28 Road Projects Work and Authorize the City Administrator to begin the bid process.

Alternatives

The alternative would be to not continue with road projects

Attachments

Spreadsheet of Locations and Requested Work

Street Name	Cross Streets	Recommended Actions / Notes	Major / Local
Lagrange	S East to Orchard	Crack Fill	L
W Main	North St to City Limit	Crack Fill	M
Mill	W Main to Congress	Crack Fill	L
Locust	North to Mill	Crack Fill	L
N Summmit	Main to Coomer	Crack Fill	M
E Main	East St to City Limit	Crack Fill	M
Hammontree Drive		Crack Fill	L
Skyline Drive		Crack Fill	L

Street Name	Cross Streets	Recommended Actions / Notes	Major / Local
Parking Lot	East of City Hall	Crack Fill / Fog Seal / Paint Parking Lines	
Parking Lot	West of City Hall including Fire Dept & West Side of Fire Dept	Crack Fill / Fog Seal / Paint Parking Lines	
Parking Lot	North of Pizza Box	Crack Fill / Fog Seal / Paint Parking Lines	
Parking Lot	West of Pub / Behind Library	Crack Fill / Fog Seal / Paint Parking Lines	

Street Name	Cross Streets	Recommended Actions / Notes	Major / Local
N Summit	Greeley to Wilson	Chip Seal / Fog	M
Page Court		Chip Seal / Fog Seal - 2 Scars	L
Burley		Chip Seal / Fog Seal - Scar at Congress	L
E Congress	Page to N East	Chip Seal / Fog Seal	L
W Congress	North to N Summit	Chip Seal / Fog Seal	L
West Walnut	Clark to Walnut Court	Chip Seal / Fog Seal	L
W Coomer	Slasbury to EMS	Chip Seal / Fog Seal - 3 Scars Repair	L
Oak	S East to S Summit	Chip Seal / Fog Seal	L
Division	Lagrange to Stephenson	Chip Seal / Fog Seal	L
Division	Oak to Stephenson	Chip Seal / Fog Seal	L

Street Name	Cross Streets	Recommended Actions / Notes	Major / Local
Coomer	Burley to City Limit	Mill & Overlay	M

City Council Review Form

Regular City Council – September 14, 2026

☐ Informational
☑ Action / Follow Up
☐ Not Approved

Prepared For	Staff Contact
City Council	Jeff Bell
Date Submitted	**Department**
September 12, 2026	Department of Public Works (DPW)

Subject

Request for Proposals (RFP) for City Hall Safety Upgrades and Renovations

Summary

Dailey Engineering Inc. has completed our drawings and specifications for the City Hall Safety Upgrades and Renovation Project.
As part of this process, DEI will be facilitating the General Contractor Bid Process on our behalf so long as the City Council approves as such.
In that attachments you will find the Drawings with the new layout along with the Notice to Bidders.
Timelines are Bid Documents will be made available to General Contractors on September 16, 206 with a Scheduled Walk Through of the Facility for the interested parties on September 25 @ 10:00 a.m. with all Proposals to be submitted to City Hall no later than October 7, 2026 @ 10:00 a.m.
Project Completion Date is May 31, 2027 so that it falls within this FY as planned in the budget.

Financial Impact

Budgeted	Amount:
	N / A

Recommendation

After Discussion…
Motion to approve the Request for Bid on the Morenci City Office Safety Renovations and Authorize the City Administrator to work Directly with Daily Engineering Inc. on the Bidding Process.

Alternatives

Do not pursue the Safety Renovations

Attachments

Blueprints & Bid Specifications

MORENCI CITY OFFICES RENOVATIONS

DRAWING INDEX

1. ■ A COVER SHEET
2. ■ D1 DEMOLITION PLAN
3. ■ A1 FLOOR PLAN
4. ■ A2 SCHEDULES AND DETAILS
5. ■ E1 LIGHTING PLAN
6. ■ E2 POWER PLAN
7. ■ M1 MECHANICAL PLANS

SPECIFICATIONS (ABBREVIATED):

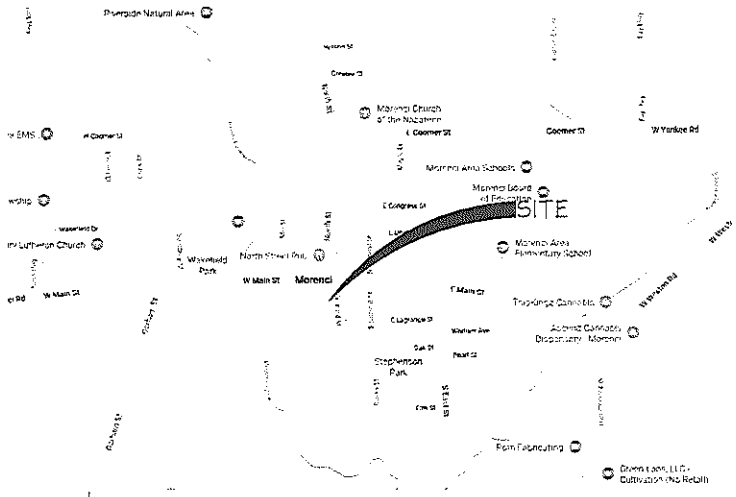
A) Flooring:
1) Carpet Squares: Kinetex 24" x 24"

B) Base
1) Johnsonite 4" Vinyl

C) Ceiling:
1) Ceiling tile grid: USG DX
2) Ceiling tile – Acoustical: USG Radar, ¾" thickness

D) Window Blinds
1) Need to get a simple spec from a local supplier

E) Casework & Countertops
1) Plastic laminate, equal to TMI Systems



LOCATION MAP - CITY OF MORENCI, LENAWEE COUNTY
NOT TO SCALE

GENERAL NOTES:

A) Building Data:
1) Use Group B
2) Type of Construction 5B

B) General:
1) All work shall be performed in compliance with applicable federal, state (2021 Michigan Building Code) and local codes and regulations.
2) Verify the sizes, locations, elevations and details of existing conditions that affect the work. Notify the owner and/or the engineer of any discrepancies in dimensions, sizes, locations and conditions before proceeding with the work.
3) Provide shoring, bracing, underpinning and any other means required to protect the safety, integrity and stability of all new and existing construction.
4) The contractor shall familiarize himself with the existing conditions at the site, including utilities, services, etc., and shall be responsible for any damage to the property, new and existing construction, and for unauthorized disruptions to the Owner's operation, utilities and service.

C) Lumber:
1) All framing lumber (including rafters, studs, joist, etc.) shall be #2 spruce-pine-fir or better, uno.
2) All lumber in contact with concrete or masonry shall be pressure-treated.

PREPARED FOR: Morenci

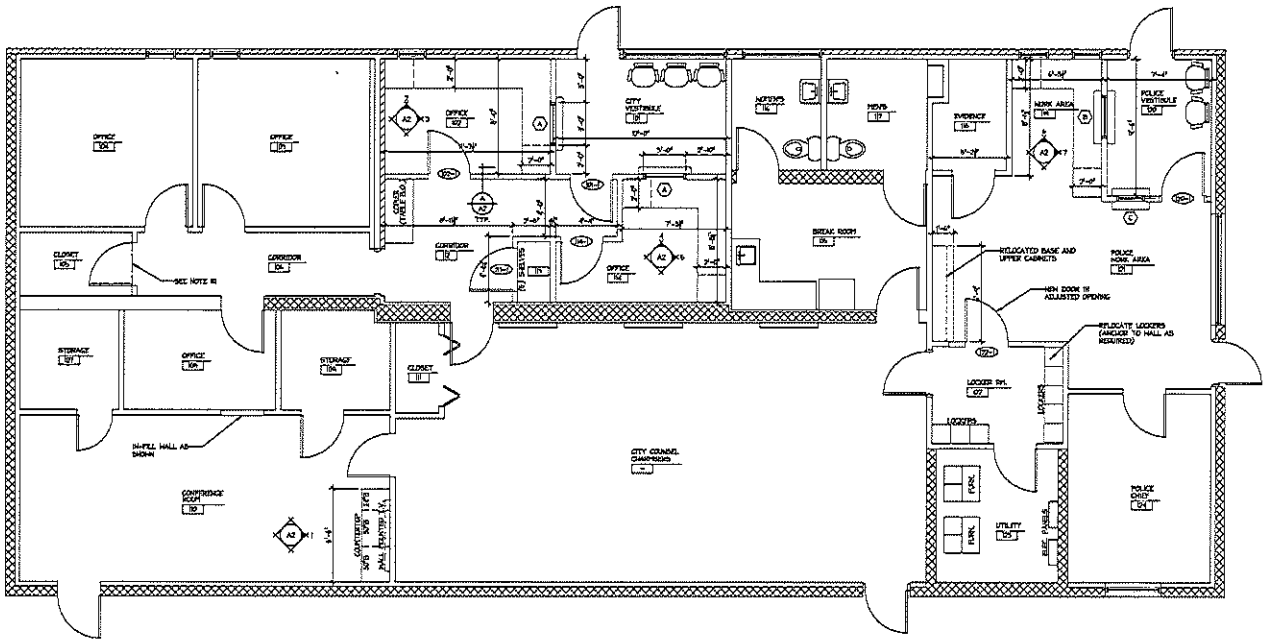
DAILEY ENGINEERING, INC.
8485 STEPHENSON ROAD
ONSTED, MI 49265
PH. # (517) 467-9000
EMAIL - toddldailey@me.com

MORENCI CITY OFFICE RENOVATIONS
118 ORCHARD STREET
MORENCI, MICHIGAN 49256

DRAWN BY: M. FOWLER	CHK'D. BY: TA DAILEY	APP'D. BY:

COVER SHEET

DATE: 05/07/2026	REV.: 0	DRAWING NO. A
SCALE: NONE		



NOTES:
1) PROVIDE TRANSITION STRIP AT EXISTING PLANK FLOORING AND NEW CARPET SQUARES.
2) SEE M FOR GC SCOPE FOR MECHANICAL RELATED ITEMS.

NORTH

FLOOR PLAN

SCALE: 1/4"=1'-0"

LEGEND

- EXISTING ITEMS / CONSTRUCTION
- ITEMS TO BE REMOVED / DEMOED.
- NEW ITEMS / CONSTRUCTION

PREPARED FOR: Morenci

DAILEY ENGINEERING, INC.
8485 STEPHENSON ROAD
ONSTED, MI 49265
PH. # (517) 467-9000
EMAIL - toddddailey@me.com

MORENCI CITY OFFICE RENOVATIONS
118 ORCHARD STREET
MORENCI, MICHIGAN 49256

DRAWN BY: M. FOWLER | CHK'D. BY: TA DAILEY | APP'D. BY:

FLOOR PLAN

DATE: 09/07/2026 | REV.: 0 | DRAWING NO. A1

SCALE: 1/4" = 1'-0"

ROOM FINISH SCHEDULE

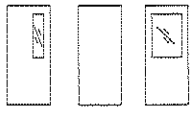
ROOM NO.	ROOM NAME	FLOORS: VINYL PLANK	FLOORS: CARPET SQUARES	FLOORS: EXISTING TO REMAIN	BASE: VINYL BASE	BASE: NONE	BASE: EXISTING TO REMAIN	WALLS: PAINT EXISTING (NO NEW GYP. BOARD)	WALLS: PAINTED GYP. BOARD	WALLS: EXISTING TO REMAIN	CEILING: 2'x2' ACOUSTICAL TILE	CEILING: PAINT EXISTING (NO NEW GYP. BOARD)	CEILING: EXISTING TO REMAIN	CEILING HEIGHT	NOTES
		1	2	3	4	5	6	7	8	9	10	11	12		
101	CITY VESTIBULE		2		4			7				11		9'-0"	-
102	OFFICE		2		4			7				11		9'-0"	
103	OFFICE		2		4					9			12	9'-0"	
104	OFFICE		2		4					9			12	9'-0"	
105	CLOSET			3			6			9			12	9'-0"	SEE NOTE #2
106	CORRIDOR		2							9			12	9'-0"	
107	STORAGE			3			6			9			12	9'-0"	
108	OFFICE		2					7					12	7'-9"	
109	STORAGE			3			6			9			12	9'-0"	
110	CONFERENCE ROOM			3			6			9			12	9'-9"	SEE NOTE #1
111	CLOSET			3			6			9			12	9'-0"	
112	CORRIDOR		2		4			7				11		8'-0"	
113	CLOSET		2		4			7				11		8'-0"	
114	OFFICE		2		4			7				11		8'-0"	
115	BREAK ROOM			3			6			9			12	8'-0"	
116	MONDAYS			3			6			9			12	8'-0"	
117	MEN'S			3			6			9			12	8'-0"	
118	EVIDENCE RM.			3			6			9			12	7'-9"	
119	WORK AREA		2		4			7			10			7'-9"	
120	POLICE VESTIBULE		2		4			7			10			7'-9"	
121	POLICE WORK AREA		2		4			7			10			7'-9"	
122	LOCKER ROOM		2		4			7			10			7'-9"	
123	UTILITY			3			6			9			12	9'-0"	
124	POLICE CHIEF			3			6			9			12	9'-0"	
125	CITY COUNCIL CHAMBERS			3			6			9			12	9'-9"	

NOTES:
1) PATCH ADJACENT WALL FINISHES. INCLUDE PAINTING FROM 'CORNER-TO-CORNER' AT DOOR IN-FILL.
2) PROVIDE FLOOR TRANSITION STRIP.

DOOR SCHEDULE

DOOR NO.	SIZE (WIDTH x HEIGHT)	DOORS: TYPE	DOORS: MATERIAL	DOORS: FINISH	FRAMES: MATERIAL	FRAMES: FINISH	HARDWARE: 1 PAIR BUTT HINGES	2 LOCK SET	3 PANIC BAR	4 PANIC GEAR	5 CLOSER	6 KICK PLATE	7 MOP PLATE	8 WALL STOPS	9 WEATHERSTRIPPING	10 ASTRAGAL	11 SILL	12 DOOR SWEEP	13 DOOR HOLDER	14 EXIT DEVICE	15 ELECTRIC STRIKE	16 THRESHOLD	HARDWARE SET	FIRE RATING (HRS)	REMARKS
							1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16			
101-1	3'-0" x 7'-0"	C	HD	ST	HM	PT																	-	-	-
102-1	3'-0" x 7'-0"	A	HD	ST	HM	PT																			
113-1	3'-0" x 7'-0"	B	HM	ST	HM	PT																			
114-1	3'-0" x 7'-0"	A	HD	ST	HM	PT																			
120-1	3'-0" x 7'-0"	B	HM	ST	HM	PT																			
122-1	3'-0" x 7'-0"	B	HD	ST	HM	PT																			

NOTES:
1) -



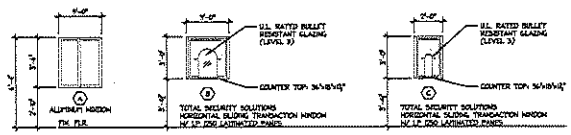
DOOR TYPES

DOOR ABBREVIATIONS & LEGEND

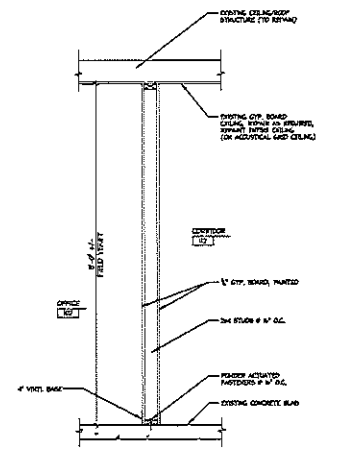
DOOR AND FRAME MATERIALS
- HM HOLLOW METAL
- HD WOOD
- AL ALUMINUM
- FRP FIBERGLASS REINFORCED PLASTIC

DOOR AND FRAME FINISH
- PT PAINTED
- ST STAINED
- AN ANODIZED
- PG PEBBLE GRAIN

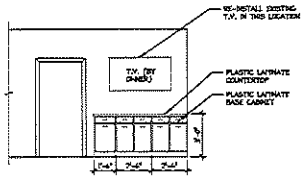
HARDWARE
- A ACCESSIBLE, FLAT MOUNTED
- S STANDARD + LIPPED



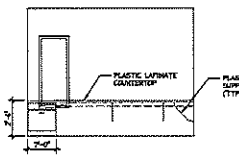
WINDOW TYPES



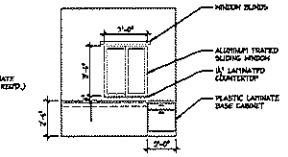
A / A2 TYPICAL WALL SECTION
SCALE: 1"=1'-0"



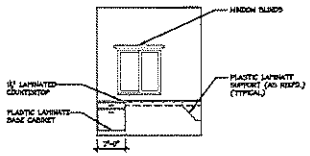
1 / A2 ROOM # 110
SCALE: 1"=1'-0" (CONFERENCE ROOM)



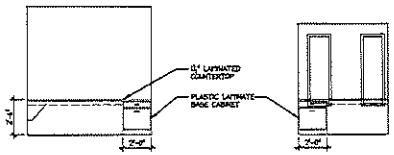
2 / A2 ROOM # 102
SCALE: 1"=1'-0" (OFFICE)



3 / A2 ROOM # 102
SCALE: 1"=1'-0" (OFFICE)

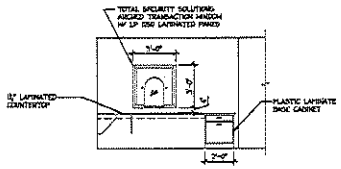


4 / A2 ROOM # 114
SCALE: 1"=1'-0" (OFFICE)



5 / A2 ROOM # 114
SCALE: 1"=1'-0" (OFFICE)

6 / A2 ROOM # 119
SCALE: 1"=1'-0" (WORK AREA)



7 / A2 ROOM # 119
SCALE: 1"=1'-0" (WORK AREA)

PREPARED FOR: Morenci

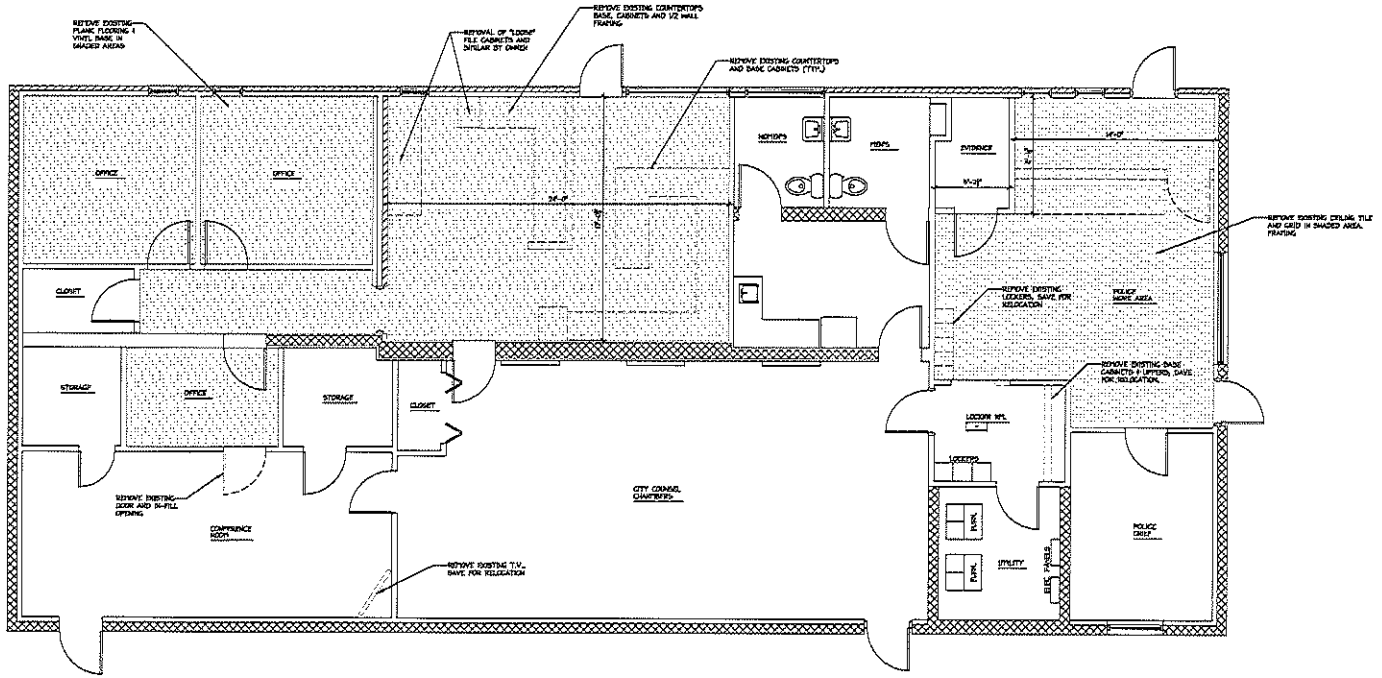
DAILEY ENGINEERING, INC.
8485 STEPHENSON ROAD
ONSTED, MI 49265
PH. # (517) 467-9000
EMAIL - toddddailey@me.com

MORENCI CITY OFFICE RENOVATIONS
118 ORCHARD STREET
MORENCI, MICHIGAN 49256

DRAWN BY: M. FOWLER | CHK'D. BY: TA DAILEY | APP'D. BY:

SCHEDULES AND DETAILS

DATE: 09/07/2026 | REV.: 0 | DRAWING NO. A2
SCALE: 1/4" = 1'-0"



NORTH

DEMOLITION PLAN

SCALE: 1/4"=1'-0"

LEGEND

- EXISTING ITEMS / CONSTRUCTION
- ITEMS TO BE REMOVED / DEMO'D.
- NEW ITEMS / CONSTRUCTION

PREPARED FOR: Morenci

DAILEY ENGINEERING, INC.
8485 STEPHENSON ROAD
ONSTED, MI 49265
PH. # (517) 467-9000
EMAIL - todddailey@me.com

MORENCI CITY OFFICE RENOVATIONS
118 ORCHARD STREET
MORENCI, MICHIGAN 49256

DRAWN BY: M. FOWLER	CHK'D. BY: TA DAILEY	APP'D. BY:

DEMOLITION PLAN

DATE: 03/07/2025	REV.: 0	DRAWING NO. D1
SCALE: 1/4" = 1'-0"		

Electrical Notes

General

1 All work shall be in accordance with 2023 NEC
2 Conduit shall be EMT with set screw fittings, 3/4 in trade size min.
3 MC Cable is allowable for behind walls and fixture whips.
4 Update all panel schedules as required for new layout.

Demolition

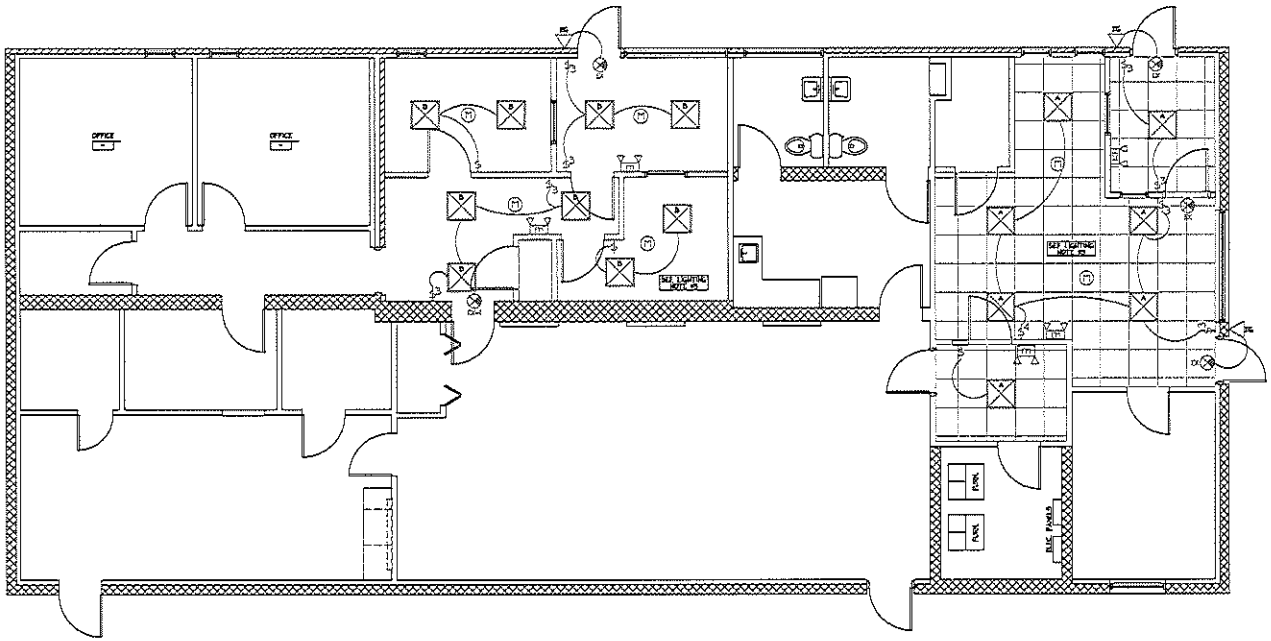
1 "R" remove device and wire to nearest junction box. Save circuit for new devices.
2 Drawings are schematic in design. Contractor to coordinate with owner.
3 Remove all lighting in areas of work. Retain circuit for re-use.
4 Relocate door operator to new wall.

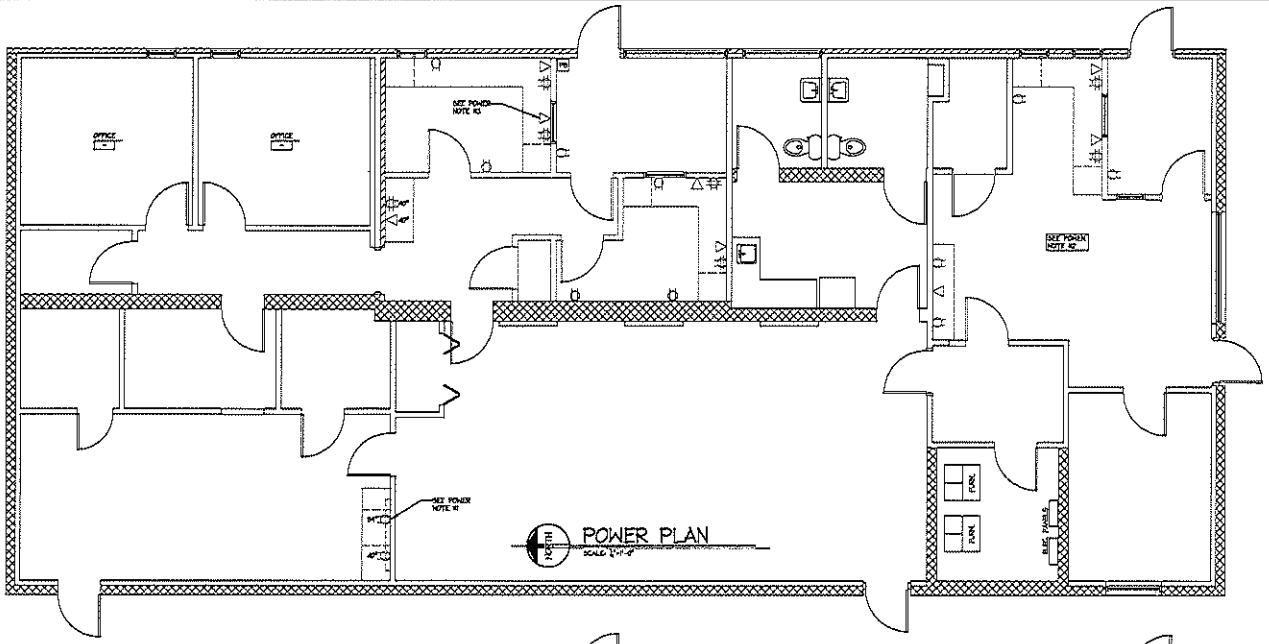
Power Notes

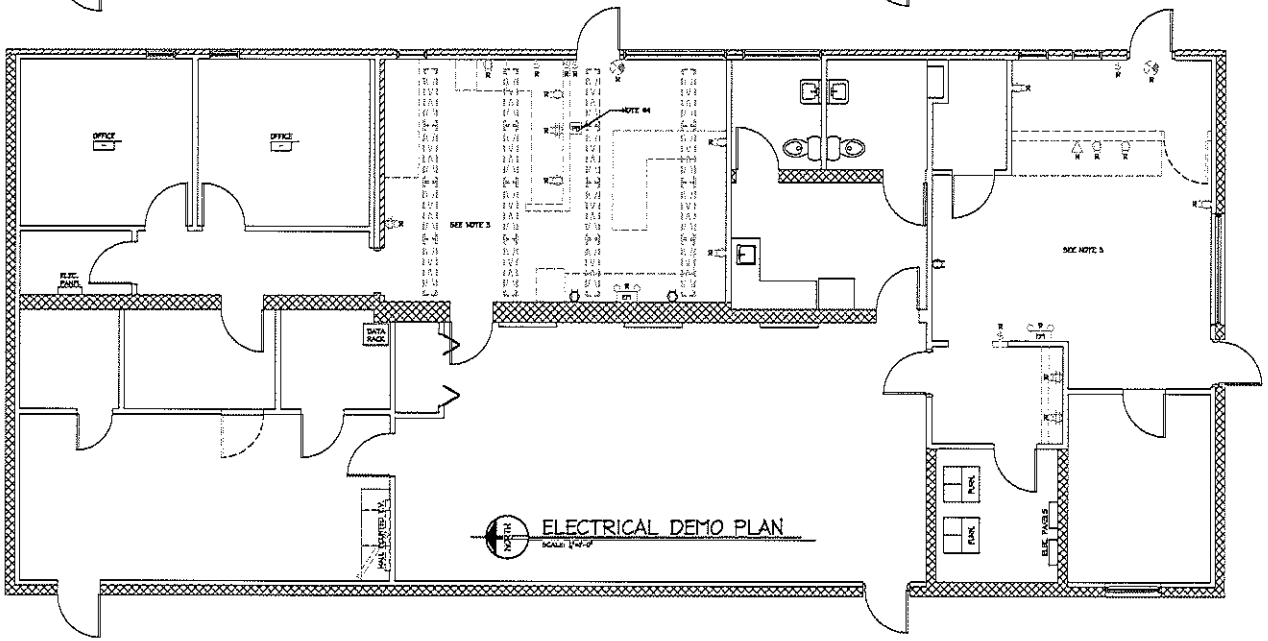
1 Provide 2 new outlets, utilize existing local circuit. One outlet at 40 in AFF, the2nd outlet at 84 in AFF
Verify TV mounting height prior to rough.
2 Extend existing local circuits made available from demo. Provide junction boxes as required.
3 Coordinate new data locations with owner. Provide (2) Cat 6 cables from data rack to new location. Typical
Provide terminations and face plates.

Lighting Notes

1 All lighting shall be LED.
2 All emergency lighting shall be wired ahead of switching.
3 Utilize existing lighting circuits. Rework circuits as required. Provide motion/vacancy sensors as shown.
4 Exit lights shall be of the High Output Type. Provide wiring between exit light
and exterior egress light.


OFFICE
OFFICE
SEE LIGHTING NOTE #4
SEE LIGHTING NOTE #4
EXIST. LIGHTING NOTE #4
EXIST. LIGHTING NOTE #4
EXIST.





LEGEND

EXISTING ITEMS / CONSTRUCTION

ITEMS TO BE REMOVED / DEMO'D.

NEW ITEMS / CONSTRUCTION

PREPARED FOR: Morenci

DAILEY ENGINEERING, INC.
8486 STEPHENSON ROAD
ONSTED, MI 49265
PH. # (517) 467-9000
EMAIL - toddldailey@me.com

MORENCI CITY OFFICE RENOVATIONS
118 ORCHARD STREET
MORENCI, MICHIGAN 49256

DRAWN BY: M. ROMIGER | CHK'D. BY: TA DAILEY | APP'D. BY:

POWER PLAN

DATE: 09/07/2025 | REV.: 0 | DRAWING NO. E2

SCALE: 1/4" = 1'-0"

SPECIFICATIONS

MORENCI CITY OFFICE RENOVATIONS

THE CITY OF MORENCI

MORENCI, MICHIGAN

SEPTEMBER 16, 2026

DAILEY ENGINEERING, INC.

ENGINEER'S SEAL

TODD DAILEY
Licensed Engineer
Michigan Registration #6201033565

MORENCI CITY OFFICE RENOVATIONS

Index

BIDDING REQUIREMENTS, CONTRACT FORMS
AND CONDITIONS OF THE CONTRACT

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00305	Proposal Form
00410	Bid Security
00500	Agreement/Letter of Intent/Commencement of Work
00510	Sample Owner/Contractor Agreement
00600	Bonds
00650	Certificates of Insurance/Sample Form
00670	Schedule of Values
00680	Subcontractor, Supplier, Material, Equipment
00690	Employee Listing
00700	General Conditions of the Contract for Construction
00850	Drawing List
00900	Addenda

DIVISION 1 - GENERAL REQUIREMENTS

01010	Summary of Work
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01040	Project Administration
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01085	Applicable Standards
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01720	Record Documents
01730	Operating and Maintenance Data
01740	Warranties
01800	Hazardous Materials
01900	Demolition and Removal

END OF SECTION 00005

MORENCI CITY OFFICE RENOVATIONS

Notice to Bidders

The City of Morenci will receive sealed bid proposals from qualified Contractors for the **Morenci City Office Renovations project**. Proposals shall include all labor, materials, and permits. A mandatory pre-bid walk through for interested parties is scheduled for **Friday, September 25, 2026, at 10:00 a.m., local time, at the City of Morenci conference room, located at 118 Orchard St., Morenci, MI 49256.**

All proposals shall be mailed or delivered to Administrative Offices at The City of Morenci - City Building, Attention: Jeff Bell. Proposals must be received prior to 10:00 a.m. on Monday, October 7, 2026, and will be opened and read aloud by means of a public meeting open to the public. All bids will be evaluated after the bid opening. All bids received after the bid receipt deadline will be returned unopened. Facsimile bids will not be accepted.

All bids shall be submitted on the bid forms provided and completed in accordance thereof. Facsimile bids **will not** be accepted.

The bidders shall read and review the Bidding specifications carefully, and familiarize themselves thoroughly with all requirements.

Questions and comments by Contractors for inclusion as Bidders shall be addressed to Todd Dailey, Dailey Engineering Inc., by e-mail at todddailey@me.com. **Bid documents will be available on September 16, 2026.**

Bid Security in the amount of five percent (5%) is required and must be submitted with the bid prior to the bid due date. The Bid Security may be in the form of a Bid Bond, Cashier's Check, or Money Order. Bids may not be withdrawn for a period of thirty (30) days after the bid date.

Additional bond requirements are listed in the bid specifications.

The Project Completion Date is May 31, 2027.

The Owner reserves the right to reject any or all proposals, accept a bid other than the low bid, and to waive informalities, irregularities and/or errors in the bid proposals which they feel to be in their own best interest.

End of Notice

Section 00100
MORENCI CITY OFFICE RENOVATIONS
Instructions to Bidders

PART I GENERAL

1.01 DEFINITIONS

A. The Owner is **City of Morenci.**

B. The Project Team consists of the Owner; the Engineer, Dailey Engineering; and other design professionals providing services in connection with the Project.

C. The Project is: **Morenci City Office Renovations.**

D. Work is any portion of the Project.

E. The Bidding Documents include (as applicable to project):

1. The Notice to Bidders.
2. The Instructions to Bidders.
3. Proposal Forms.
4. Sample Contract Forms.
5. The Specifications for the Project.
6. The Drawings for the Project.
7. All Addenda issued.

F. Addenda are written and/or graphic instruments issued by the Engineer: Dailey Engineering, which add to, delete from, clarify, or correct the Bidding Documents.

G. Bids are sums stipulated in Proposal for which Bidders propose to perform the Work.

H. Base Bids are sums stipulated in Proposals for which Bidders offer to perform the Work and which Alternate Bids may be added to or deleted from.

I. Alternate Bids are sums which may be added to or deleted from Base Bid for the performance of Alternate Work, as delineated in the Bidding Documents.

J. Unit Prices are sums included in proposals as Bids per unit measure of materials and/or services, as required in the Bidding Documents.

K. Proposals are complete, properly executed forms including Base Bid, Alternate Bids, Unit Prices and other information requested by the Owner.

L. Bidders are contractors who submit proposals to the Owner for Work as General Contractors on the Project.

1.02 PRE-BID CONFERENCE

A. The Owner and other members of the project Team will be present to answer Bidders' questions regarding the Project, and to provide information to Bidders. Bidders attendance is mandatory. See Notice to Bidders (Section 00010) for time and location.

1.03 BIDDING DOCUMENTS

A. Bidders have received sets of Bidding Documents. Requests from Bidders for additional sets of Bidding Documents will be honored under the conditions set forth in the Notice to Bidders (Section 00010).

B. Bidders shall use complete sets of Bidding Documents in preparing Proposals. Bidders are responsible for ascertaining that the Bidding Documents upon which their Proposals are based are complete sets.

C. Bidding Documents are provided to Bidders for uses pertaining to bidding only. No other use is permitted.

D. Bidders shall promptly notify the Project Team of any ambiguities, inconsistencies, errors and omissions they may discover in the Bidding Documents.

E. Requests from Bidders for clarification or interpretation of the Bidding Documents will be received by the Project Team through the date of the Pre-Bid Meeting.

F. Changes and corrections to the Bidding Documents will be made by Addendum, distributed to the Bidders by regular mail.

G. Each Bidder shall ascertain prior to submitting their Proposal that they have considered every Addendum issued prior to the Bid Date, and shall acknowledge receipt of each Addendum in their Proposal in writing.

1.04 BID SECURITY

A. Bid Security is required for this Project. Refer to section 00410.

1.05 SUBSTITUTIONS

A. The materials, products, and equipment described in the Bidding Documents establish a standard of quality required function, dimension and appearance which shall be met by all substitutions.

B. Bidders desiring to include substitutions for items specified in the Bidding Documents are encouraged to submit written requests for such proposed substitutions to the Project Team. It is incumbent upon the Bidder to ensure that such requests are received by the Project Team prior to the Bid date. Each substitution request should include a complete description of the proposed substitute including drawings, cuts, performance and test data, the name of the material or equipment for which it is to be substituted, and any other information necessary for evaluation. A statement setting forth any changes in other materials, equipment or Work that incorporation of the substitute would require also should be included. The burden of proof of the merit of the proposed substitute is upon the Bidder. The Engineer's approval or disapproval of a proposed substitution shall be final.

1.06 VOLUNTARY ALTERNATES/VALUE ENGINEERING SUGGESTIONS

A. Base Bids and Alternate Bids shall be based on the Bidding Documents including approved substitutions, and on the Bidders' evaluations of the Project Site. However, the Owner invites Voluntary Alternates or Value Engineering Suggestions consistent with the intent of the Bidding Documents. Such Alternates and Suggestions, if submitted, shall be incorporated into Proposals by describing Voluntary Alternate, on company letterhead, attached to the Bid Proposal Form.

1.07 BID OPENING AND CONTRACT AWARDS

A. Bids will be opened publicly after the time and date established for receipt of Proposals. Bid Summaries will be made available to Bidders by request after the Bid Date, but not before Post Bid Interviews have been conducted.

B. Contract awards will be based on Bidders' Proposals and ability to perform. The Owner intends to award contracts to the Bidder who submits a proper Proposal in accord with the requirements of the Bidding Documents. **The award will be made in the Owner's best interest.**

C. Decisions regarding Bidder's abilities affecting contract awards will be made by the Owner.

D. The Owner reserves the right to waive any informality or irregularity in any Proposal.

E. The Owner reserves the right to reject any Proposal.

1.08 POST-BID INTERVIEWS

A. Bidders in contention for the contract award may be asked to attend Post-Bid Interviews **and submit post-bid submittals in rough draft for review.**

1.09 POST-BID SUBMITTALS

A. The Bidder who has been notified of the Owner's intent to award a contract shall submit the following items to the Engineer:

1. A Schedule of Values utilizing the level of detail requested by the Owner (Section 00510),
2. A list of all subcontractors and suppliers, to be used, and all items of material and equipment to be incorporated into the Project (Section 00680),
3. The names of the on-site supervisor(s) whom the Bidder proposes to employ to accomplish the Work (Section 00690).
4. A detailed Construction Schedule.

1.10 OWNER'S RIGHT TO APPROVE SUPPLIERS, SUBCONTRACTORS, MATERIAL, EQUIPMENT AND EMPLOYEES

A. Bidders will be required to establish to the satisfaction of the Owner the reliability and responsibility of proposed employees, suppliers and subcontractors, and the suitability of proposed materials and equipment.

B. Prior to the award of a contract, the Owner's Representative will notify the Bidder if the Owner has reasonable and substantial objection to any person, organization, material or equipment listed by the Bidder. If the Owner has a reasonable and substantial objection, the Bidder shall amend his Proposal by providing an acceptable substitute. The Owner may, at their discretion, accept such a substitute, or the Owner may disqualify the Proposal.

C. Suppliers, subcontractors, employees, materials and equipment proposed by the Bidder and accepted by the Owner shall be used on the Work for which they are proposed and accepted, and shall not be changed except with the written approval of the Owner.

1.11 BONDS

A. Refer to Section 00600 for information regarding bonding requirements.

1.12 INSURANCE

A. Refer to Sections 00650 and 00700 for information regarding insurance requirements.

PART 2 - FORMS FOR BIDDING

2.0 PROPOSAL FORMS

A. Bidders are required to use the forms provided by the Owner for Bidding purposes.

B. Sample form(s) and instructions appear in Section 00305.

PART 3 - PROCEDURES AND CONDITIONS FOR BIDDING

3.01 COMPLETION OF PROPOSAL FORMS

A. Refer to Section 00300 for detailed instructions regarding completion of Proposal Forms.

3.02 SUBMISSION OF PROPOSALS

A. Proposals shall be submitted to the Owner, at the location stated in the Notice to Bidders, Section 00010.

B. Proposals shall be submitted by the time and date stated in the Notice to Bidders, Section 00010.

C. Bidders shall bear full responsibility for delivering Proposals to the location for receipt of Proposals by the time and date for receipt of Proposals.

3.03 MODIFICATION OR WITHDRAWAL OF PROPOSALS

A. A Proposal may not be modified, withdrawn or canceled by the Bidder within thirty (30) days following the time and date designated for the receipt of Proposals, and the Bidder so agrees in submitting their Proposal.

B. Prior to the time and date designated for receipt of Proposals, Proposals may be modified or withdrawn. Modifications and withdrawals shall be in writing or by fax. If by fax, written confirmation shall have been mailed and postmarked before the date and time set for receipt of Proposals. Faxed communications shall be worded so that the amounts of the original Proposals are not revealed.

C. Withdrawn Proposals may be resubmitted up to the time and date designated for receipt of Proposals.

3.04 BIDDERS' REPRESENTATIONS & ACKNOWLEDGMENTS

A. In submitting your Proposal, each Bidder represents that:

1. You have read and understand the Bidding Documents.
2. Your Proposal is made in accord with the Bidding Documents.

3. You have visited the Project Site and have familiarized yourself with the local conditions under which the Work you are bidding will be performed.
4. You will accept contract award, **regardless of the identity of other Contractors on the Project site.**
5. During contract performance, you will not interrupt your Work nor impede the progress of other Contractors as a result of prejudice based on sex, race, color, creed, labor affiliation, or lack of labor affiliation of Contractors or employees of Contractors engaged on this Project.

B. In submitting his Proposal each Bidder acknowledges:

1. The rights of the Owner to accept or reject any Proposal, to waive any informality or irregularity in any Proposal received, and to accept other than a low Bid.
2. The right of the Owner to accept any combination of Bid Divisions they desire.
3. The right of the Owner to award contracts in their interest.

3.05 OTHER INFORMATION

A. All Bidders shall comply with the requirements of the Bidding Documents, Addenda and all applicable codes, laws, and regulations in preparing and submitting Proposals.

B, Refer to Sections 00300 for additional instructions regarding Proposals.

End of Section 00100

Section 00300
MORENCI CITY OFFICE RENOVATIONS
Instructions - Proposals

PART 1 PROPOSAL FORMAT

1.01 BID PROPOSALS

A. Bidders are required to use the Proposal Forms provided by the Owner. Copies of the Proposal Forms are acceptable.

B. A complete Proposal consists of:

1. The Proposal Form (Section 00305). **SUBMIT TWO (2) COMPLETE COPIES OF YOUR PROPOSAL.**
2. Alternate Pricing Forms (if applicable to this project).

C. Each Proposal shall have a Bid Security attached.

D. All spaces provided on the Proposal forms shall be filled in. If any space provided is not utilized by the Bidder, that space shall be filled in with the notation "NA" (Not Applicable).

E. The Proposal Forms shall be filled in by typewriter or printed manually in ink.

F. Where indicated, all sums shall be expressed in words and figures. **In case of discrepancy, the words shall govern.**

G. Bidders shall not make unsolicited notations or statements on the Proposal Forms. Alteration of the Proposal Forms is not permitted.

H. All changes to and erasures of the Bidder's entries shall be initialed by the signer of the Proposal.

I. Each Proposal shall include the legal name of the Bidder and a statement regarding whether the Bidder is a sole proprietor, a partnership, a corporation, or other type of legal entity. Proposals submitted by corporations shall have the state of incorporation noted, and shall have corporate seals affixed. Any Bid submitted by an agent shall have a current Power of Attorney attached, certifying the agent's power to bind the Bidder.

1.02 ALTERNATES

A. **Alternate M1 - Temperature Control Valves - ADD**

PART 2 COMPLETION OF PROPOSAL FORMS AND SEALED BID ENVELOPE

2.01 PROPOSAL FORM (SECTION 00305)

A. Include two (2) Proposal Forms.

B. Fill in the legal name of the Bidder, the address, and the telephone number.

C. On the Proposal Form, fill in the Lump Sum Base Bid. Fill in the amount in both words and figures. Fill in the costs for Performance Bonds or Labor/Materials Payment Bonds in the separate line below the Base Bid.

D. If Alternate Bids(s) have been requested, fill in the Lump Sum Bid for each Alternate in the space provided.

E. Fill in the name of the Surety Company, the address, and the telephone number.

F. Fill in the numbers and dates of all Addenda received and considered in the Proposal. Proposals must include acknowledgment of all Addenda issued up to the Bid Date.

G. If Unit Prices have been requested, fill in the Unit Price Bids.

H. Fill in the anticipated number of days to begin work.

I. Fill in the anticipated number of on-site staff.

J. Fill in the names of the manufacturers, suppliers, and/or subcontractors of indicated items.

K. If you wish to submit Voluntary Alternates or Value Engineering Suggestions, please summarize your suggestions and state the amount to be deducted from the Base Bid.

L. Review the specified "Completion Date".

M. If the Proposal includes exceptions or substitutions to any part of the Bidding Documents or the Contract Documents, state the exceptions or substitutions in writing on the Proposal Form.

N. Fill in the Bidder's legal name.

O. Indicate the Bidder's status as a sole proprietor, partnership, corporation, or other type of entity.

P. Sign the Proposal Form in the space provided.

Q. Type or print the signer's name and title in the spaces provided below the signature.

R. Date the Proposal Form in the space provided.

S. Provide phone number and fax number.

T. Complete the Sworn and Notarized Iran Economic Sanctions Act Affidavit for Compliance using the form provided.

U. Include references and descriptions of at least three projects.

3.0 SEALED BID ENVELOPE

Section 00300
MORENCI CITY OFFICE RENOVATIONS
Instructions - Proposals

1. Bids submitted must be sealed, preferably in a 9"x12" manila envelope.

2. Label the sealed bid as follows:

TO:	The City of Morenci Attention: Jeff Bell 118 Orchard St. Morenci, MI 49256
	Sealed Bid for: **MORENCI CITY OFFICE RENOVATIONS**

End of Section 00300

Section 00305
MORENCI CITY OFFICE RENOVATIONS

Proposal Form

Project: MORENCI CITY OFFICE RENOVATIONS

Submitted By: _____
(Bidder's Name)

Address: _____

City/State/Zip: _____

Phone: _____

Bid Proposal Deadline: All proposals shall be mailed or delivered to Administrative Offices at The City of Morenci - City Building, **Attention: Jeff Bell**. Proposals must be received prior to **10:00 a.m. on Monday, October 7, 2026**, and will be opened and read aloud by means of a public meeting open to the public. All bids will be evaluated after the bid opening.

BASE BID (not including Labor Bond, Material Bond and Performance Bond Costs):

_____ Dollars and 00/100ths

($ _____ .00)

BOND (cost to provide Labor and Material Payment Bond and Performance Bond on Base Bid):

_____ Dollars and 00/100ths

($ _____ .00)

ALTERNATES

A. Alternate M1 - Temperature Control Valves Add _____

Section 00305
MORENCI CITY OFFICE RENOVATIONS

Proposal Form

SURETY

Name of Surety Company: _____

Address: _____

_____

Phone: _____

ADDENDA

We (the Bidder) acknowledge receipt:

Addendum No._____, dated_____. Addendum No._____, dated_____.

Addendum No._____, dated_____. Addendum No._____, dated_____.

UNIT PRICES

Our unit prices for the following in-place items per this Bid Division are:

Item	Unit	Unit Price
_____	_____	_____
_____	_____	_____
_____	_____	_____

SCHEDULE INFORMATION

Anticipated start date: _____

_____

Anticipated number of on-site staff:_____

Completion date:_____

_____

Section 00305
MORENCI CITY OFFICE RENOVATIONS

Proposal Form

Proposed manufacturers, suppliers, and/or subcontractors:

Item	Manufacturer / Subcontractor / Supplier

VOLUNTARY ALTERNATES / VALUE ENGINEERING SUGGESTIONS

We suggest the following alternate procedure(s) and/or material(s):

Summary of Suggestions	Deduct from Base Bid(s)

SCHEDULE

We have reviewed the Completion Date: **May 31, 2027** specified for the project and hereby endorse it with regard to the Work we have bid.

Section 00305
MORENCI CITY OFFICE RENOVATIONS

Proposal Form

EXCEPTIONS AND/OR SUBSTITUTIONS

We have submitted our Proposal complete, as specified, and in accord with the Bidding Documents, including Addenda and the Contract Documents, without exceptions or substitutions, unless otherwise noted on Page 3.

EXECUTION

Name of the Bidder: _____

Bidder's Status: _____Corporation _____Partnership _____Sole Proprietor

_____Other (Please specify: _____)

By/Signature: _____

Name: _____

Title: _____

Date: _____

Phone: _____ Fax:

END OF SECTION 00305

00305
MORENCI CITY OFFICE RENOVATIONS

Proposal Form

SWORN AND NOTARIZED IRAN ECONOMIC SANCTIONS ACT AFFIDAVIT FOR COMPLIANCE

All Bidders must complete this certification form to indicate compliance with Public Act 517 of 2012, an act to prohibit persons who have certain economic relationships with Iran from submitting bids on request for proposals with this state, political subdivisions of this state, and other public entities; to require bidders for certain public contracts to submit certifications of eligibility with the bid; to require reports; and to provide for sanctions for false certification.

By submitting this sworn and notarized statement with our Form of Proposal, we are certifying to:

(School District/Name _____,
that we are in compliance with Public Act 517 of 2012

Print:
Company Name_____

Street Address_____

City/State/Zip_____

Company Officer_____

Title_____

Officer's Signature_____Date_____

Having been duly sworn on oath, say that I am the above-named, that I have personally prepared the foregoing affidavit, and that the same is true to the best of my knowledge and belief.

_____
(signature of affiant)

Subscribed and sworn to before me, this _____day of _____, 20___.

_____
(signature of Notary)

Notary public, State of Michigan, County of _____.

My commission expires _____.

Acting in the County of _____.

Section 00410
MORENCI CITY OFFICE RENOVATIONS
Bid Security

PART 1 GENERAL

1.01 BID SECURITY

A. Each Proposal shall be accompanied by Bid Security pledging that the Bidder will enter into a contract with the Owner on the terms stated in the Proposal, and will, if required, furnish bonds as described in Section 00600. Should the Bidder refuse to enter into such contract or fail to furnish such Bonds, the amount of the Bid Security shall be forfeited to the Owner as liquidated damages, not as a penalty.

B. Bid Security shall be in the amount of five percent (5%) of the Base Bid(s).

C. Bid Security may take the form of a **Bid Bond, a Cashier's Check, or a Money Order.** When submitting a Cashier's Check or Money Order for multiple Bid Divisions, it is recommended that a separate check or money order accompany each Bid Division. **A personal or company check does not constitute a Bid Security.**

D. Bid Security will be returned to Bidders within a reasonable period after construction contracts have been executed, returned, and approved by the Owner.

End of Section 00410

Section 00500
MORENCI CITY OFFICE RENOVATIONS
Proceed, Commencement of Work

PART 1 GENERAL

1.01 OWNER/GENERAL CONTRACTOR AGREEMENT

A. The Agreement between the Owner and the General Contractor will be written on the Owner's standard Owner/General Contractor Agreement Form. A sample of this Form appears as Section 00510.

B. The Owner/General Contractor Agreement Form will be filled in by the Owner, and will be sent to the General Contractor.

C. Upon receipt of an Owner/General Contractor Agreement, the successful Bidder shall review it for completeness and accuracy, execute it, and return it to the Owner's Representative for delivery to the Owner.

D. The successful Bidder shall submit all required post-bid documents, including Labor and Material Payment Bond and Performance Bond (Section 00600) if requested by the Owner, Certificates of Insurance (Section 00650), Schedule of Values (Section 00670), Subcontractor and Supplier Listing (Section 00680), and Employee Listing (Section 00690) as a **prerequisite** to execution of the Owner/Contractor Agreement.

E. The Owner will execute the Owner/General Contractor Agreement after it has been properly executed by the Bidder, and after all required post-bid documents have been submitted.

1.02 NOTICE TO PROCEED

A. The Owner may elect to issue a Notice to Proceed prior to the execution of Owner/General Contractor Agreements.

B. Upon receipt of a Notice to Proceed, the General Contractor shall commence Work in accord with the conditions contained in the Notice to Proceed.

C. Regardless of the provisions of any Notice to Proceed or of this Section, no Contractor shall commence Work until all required insurance is in force (Section 00700, Provision 11) and Certificates of Insurance (Section 00650) have been submitted to the Owner's Representative for delivery to the Owner.

D. Prior to commencement of Work, the General Contractor shall submit evidence satisfactory to the Owner that required bonds will be furnished, and shall deliver the Bonds by the date the Contractor executes the Owner/General Contractor Agreement.

E. The Owner may include Notice to Proceed in Purchase Orders.

1.03 COMMENCEMENT OF WORK

A. The General Contractor shall commence Work immediately upon receipt of a Notice to Proceed under the conditions contained in the Notice to Proceed, or upon execution of an Owner/General Contractor Agreement, whichever is earlier.

End of Section 00500

Section 00510
MORENCI CITY OFFICE RENOVATIONS
Owner/Contractor Agreement

I. Date, Owner and Contractor

A. Date of Agreement: _____

B. The Parties to This Agreement

B1 The Owner:

B2 The Contractor:

III. The Project:

VI. The Project Location:

V. Description of the Work

VI. The Owner/Contractor Agreement

"ARTICLE A" - CONTRACT DOCUMENTS

A1 Documents

The Contract Documents include this Agreement and the following documents:

A1.1 General Conditions of the Contract for Construction;

A1.2 Additional Conditions, consisting of: _____

_____

_____;

A1.3 Drawings, dated: _____

_____

_____;

A1.4 Specifications, dated: _____

_____

_____;

A1.5 Addenda, Numbers: _____

_____

_____;

A2 Definitions

The definitions of terms used throughout the Contract Documents are those standard to the construction industry, or as used in the General Conditions of the Contract for Construction.

A3 Other Documents

If the provisions of this Agreement conflict with any provisions of other documents, the provisions of this Agreement shall control.

"ARTICLE B" - CONTRACTOR PERFORMANCE

B1 Contractor Performance

The Contractor agrees to perform all Work, as identified in Provision V of this Agreement, in accord with, as required by and as set forth in the Contract Documents.

B2 Representation

The Contractor, by executing this Agreement, represents that the contractor fully understands the requirements of the Contract Documents with respect to scope and content, and will expeditiously complete the Work in conformance to the Contract Documents. The contractor agrees to provide their best skills and judgment, and to cooperate with others involved in the Project, and at all times to protect the Owner's interests.

B3 Starting the Work

The Contractor shall commence the Work in such a manner and at such a time as to expeditiously interface with the Work of other contractors, and shall pursue the Work diligently to completion. The Contractor shall work in a cooperative manner with other contractors.

B3.1 The execution of this Agreement by both parties constitutes a Notice to Proceed with the Work, unless the Owner issues a separate Notice to Proceed designating a different starting time. The Contractor shall promptly provide timely performance according to the immediate progress requirements of the Project.

B3.2 The Contractor shall commence the Work prior to the execution of this Agreement if a Purchase Order containing a Notice to Proceed is issued by the Owner.

B3.3 Upon receipt of a Notice to Proceed, the Contractor shall pursue and complete the Work without voluntary interruption for any reason, as long as the Work can be performed, at a pace consistent with good industry practice regardless of pending or current claims or disputes in connection with the Contract Documents.

B4 Timely Performance

B4.1 It is the Owner's intent to complete the Project as soon as possible, and in this pursuit the Owner's Representative will administer the scheduling function. The Contractor agrees to cooperate in scheduling and performing the Work to achieve completion of the Project as soon as possible.

B4.2 The Contractor acknowledges and accepts the prospects of such delays, interference's, and interruptions to the progress of the Project and to the Work as are inherent in the construction industry. The Contractor represents that he has included compensation for such delays, interference's and interruptions in the Contract Sum.

B4.3 The Owner does not guarantee that delays, interference's and/or interruptions to the work will not occur. The Owner expressly disclaims any responsibilities or obligations resulting from delays, interference's and interruptions.

B4.4 The Contractor shall not be entitled to additional compensation or damages due to delays, interference's, or interruptions to the Work or the Project, but shall be entitled only to an appropriate extension of time in accord with the General Conditions of the Contract for Construction.

"ARTICLE C" - OWNER'S PERFORMANCE

C1 Payment for Work

The Owner shall pay the Contractor for the performance of the Work, subject to the provisions of the Contract Documents, and subject to additions and deductions by Change Order, as provided in the General Conditions of the Contract for Construction. In current funds, the Contract Sum of:

($, .00)

C2 Unit Prices

In addition to the Contract Sum or as a part thereof if it is so stipulated in this Agreement, the Owner shall pay the Contractor an amount computed from the quantity of Work performed as determined by the Project Team. The unit prices for such work shall be:

TYPE OF WORK	UNIT PRICE	QUANTITY CONTEMPLATED
(in place)	(SEE PROPOSAL FORM - Section 00305)	

C2.2 If actual quantities differ from the quantities contemplated by more than 25%, and it is shown that a substantial inequity will result either to the Contractor or to the Owner if these unit prices are used, the applicable unit prices shall be mutually adjusted.

C3 Progress Payments

The Owner shall pay the Contractor periodically for Work performed according to the provisions of the General Conditions of the Contract for Construction.

C4 Final Payment

Final Payment, constituting the entire unpaid balance of the adjusted Contract Sum, shall be paid by the Owner to the Contractor within thirty (30) days of receipt by the Owner of certification of Final Completion as stipulated in the General Conditions of the Contract for Construction.

C5 Contract Administration

The Owner shall administer the provisions of the Contract Documents through the Project Team.

C6 Construction Support Items

The Owner shall provide certain Construction Support Items to be used by all contractors in a cooperative manner. The list of these items appears in the General Conditions of the Contract for Construction.

"ARTICLE D" - CHANGES

D1 Modifications to Construction Documents

Modifications to the Construction Documents shall be by Bulletin prepared and issued by the Engineer, or by an approved Proposal Request prepared and issued by the Engineer. The Contractor shall promptly proceed in accord with issued Bulletin.

D2 Pricing

If a Modification to the Construction Documents shall increase or decrease a Contractor's costs for performing their Work, an adjustment in the Contract Sum shall be made. All such adjustments shall be incorporated by written change order signed by the Owner and the Engineer.

"ARTICLE E" - RISK MANAGEMENT

El Bonds

The Contractor shall provide a Performance Bond and a Labor and Material Bond, each in the value of 100% of the Contract Sum. The Contractor represents that the cost of the bonds has been included in the Contract Sum.

E2 Unanticipated Conditions

This Contract shall be equitably adjusted by Change Order to the extent that such conditions increase or decrease the cost of Work, if, during the performance of the Work, the Contractor encounters:

E2.1 Concealed conditions below the surface of the ground which are at variance with conditions indicated by the Contract Documents and with available soil investigation data, or;

E2.2 Previously unknown conditions of an unusual nature below the surface of the ground, which differ materially from conditions ordinarily encountered and generally recognized as inherent in work of the character provided for in this Contract.

E2.3 A substantiated written claim for such an adjustment shall be made by the Contractor or the Owner within fifteen days after first observance of any such condition.

"ARTICLE F" - OTHER PROVISIONS

** Add any other Provisions which must be included in the Owner/Contractor Agreement.

_____

_____

_____

_____

_____

VII. Execution

The Owner and the Contractor have executed this agreement as of the day and the year stated in provision A.I.A. above.

OWNER: _____

Name (Print): _____

Signature: _____

Title: _____

CONTRACTOR: _____

Name (Print): _____

Signature: _____

Title: _____

End of Section 00510

Section 00600
MORENCI CITY OFFICE RENOVATIONS
Bonds

PART 1 GENERAL

1.01 BID BONDS

A. Bid Security may be in the form of a Bid Bond.

B. When a Bid Bond is submitted, the Owner shall be listed as Oblige.

C. When a Bid Bond is submitted, the attorney-in-fact who executes the bond on behalf of the Surety shall attach to the Bond a certified, current copy of their Power of Attorney.

1.02 LABOR AND MATERIAL PAYMENT BONDS, PERFORMANCE BONDS

A. The Owner reserves the right to require any successful Bidder to furnish both a Labor and Material Payment Bond, and a Performance Bond, each in the amount of one hundred percent (100%) of their contract amount.

B. When submitted, Labor and Material Payment Bonds and Performance Bonds shall include:
1. Full name and address of Contractor Surety and Owner
2. The proper Contract Date
3. The exact amount of the contract
4. The Engineer's name and address
5. Signature
6. Corporate Seal, if applicable
7. Notarization
8. Power of Attorney

1.03 BOND COSTS IN BIDS

A. Do not include costs for Labor and Material Payment Bonds and Performance Bonds in the base bid. State the cost of such Bonds separately in the spaces provided on the Proposal Pricing Form (Section 00305).

1.04 SUBMISSION OF BONDS

A. Bonds shall be submitted to the Engineer for delivery to the Owner within fifteen (15) days following the date of issue of a Letter of Intent (Section 00500).

B. Bonds must be submitted prior to contract execution.

C. If the Work is commenced prior to contract execution in response to a Notice to Proceed (Section 00500), the Contractor shall, prior to commencement of the Work, submit evidence satisfactory to the Owner that required bonds will be furnished, and shall deliver the Bonds by the date the Bidder executes the Owner/Contractor Agreement (Section 00510).

End of Section 00600

MORENCI CITY OFFICE RENOVATIONS

Certificates of Insurance/Sample Form

PART 1 GENERAL

1.01 INSURANCE CERTIFICATES

A. The Contractor shall provide, prior to beginning of work, a certificate of insurance for delivery to the owner indicating that all required insurance coverage is in force, Refer to the "Risk Management" Section of the General Conditions 700, (Provision 11) for information regarding required coverage.

B. Use a standard Insurance Certificate Form. The Accord form 25 (2010/05) is a preferable form. This form should be obtained from your insurance agent.

C. Issue all certificates to **(The City of Morenci).**

D. Certificates must show as "additional insured" the Owner, **(The City of Morenci)**; and the Engineer, **Dailey Engineering, Inc.**

E. A "Letter of Compliance" must be completed and submitted along with the certificates of insurance.

INSURANCE CERTIFICATES-

Insurance certificates must be completed as follows: (please refer to corresponding numerals on sample certificate)

1. This blank is to be dated the day the certificate of insurance is issued.

2. This blank is to provide the complete name and address of the insurance agency issuing the certificate.

3. This blank is to provide the full name and mailing address of the "prime contractor".

4. These blanks are to provide the name (or names) of the insurance company(ies) that is (are) providing the coverage for the specific coverage issued on the certificate.

5. A. General Liability - all blanks must be checked in this section and policies must be on an "occurrence" basis.

   B. Policy Number - a policy number must be listed here.

   C. Policy Effective and Expiration dates must be listed in these two blanks.

   D. This section must be filled in with dollar amounts (listed in thousands).

6. A. These blanks must be filled in with either:
Option I Any Auto, Hired, and Non-owned automobiles OR
Option II All Owned Autos (Priv. Pass), All Owned Autos (other than Priv. Pass.), Hired Autos and Non-Owned Autos.

B. Policy Number - a policy number must be listed here.

C. Policy Effective and Expiration dates must be listed in these two blanks.

D. This section must be filled in with dollar amounts (in thousands).

IMPORTANT NOTE: If any of the dollar amounts in any of the blanks are less than $1,000,000 please refer to section 7, Excess Liability.

7. Excess Liability (Provide $2 million Excess Liability Umbrella policy)-

A. This blank must be checked with the "Umbrella Form".

B. Policy Number - a policy number must be listed here.

C. Policy Effective and Expiration dates must be listed in these blanks.

D. If this section is required (see 7. above), both of these blanks must be filled in with a minimum of 1,000 and 1,000.

8. Workers Compensation -

A. Nothing needs to be checked here.

B. Policy Number - a policy number must be listed here.

C. Policy Effective and Expiration dates must be listed in these blanks.

D. These blanks must be filled in with minimum limits as follows:

500,000	(each accident)
500,000	(disease policy limit)
500,000	(disease each employee)

9. This section need not be completed unless some unique coverage is required for a certain type of job.

10. This section should contain the listing of the additional insureds as required in 1.01 D. The names of the Owner and Engineer must be listed here.

11. The Owner should be listed here as this is the actual Certificate Holder. Please check the specifications for the correct name and mailing address.

12. This blank must show the number 30, indicating that the Owner and all additional insureds will receive at least 30 days notice of cancellation of any of the policies listed on the certificate.

13. The certificate must be signed by a licensed insurance agent or a representative of the insurance company in order to be valid.

MORENCI CITY OFFICE RENOVATIONS

Letter of Compliance ~

Owner: _____

Re: _____

Subject: _____

Gentlemen:

This letter is to acknowledge that I/We am/are the Insurance Agents for the above named contractor, and furthermore, that we have reviewed the insurance coverage required under this contract with the _____.

We hereby certify that said contractor is in compliance with all insurance coverage required under this contract with the _____.

We hereby certify that said contractor is in compliance with all insurance requirements, whether or not so evidenced on the attached certificates of insurance.

Signed:

Agency: _____
Address: _____

Agent: _____ Witness:
Date: _____ Notary:
My Commission Expires:

For:

Contractor: _____
Address: _____

Bid Division: _____

End of Section 650

CERTIFICATE OF LIABILITY INSURANCE

1 DATE (MM/DD/YYYY)

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME:
2	PHONE (A/C, No, Ext): / FAX (A/C, No):
	E-MAIL ADDRESS:

INSURED	4 INSURER(S) AFFORDING COVERAGE	NAIC #
3	INSURER A :	
	INSURER B :	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS 5D	
5A	GENERAL LIABILITY			5B	5C		EACH OCCURRENCE	$
	COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence)	$
	CLAIMS-MADE OCCUR						MED EXP (Any one person)	$
							PERSONAL & ADV INJURY	$
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$
								$
6A	AUTOMOBILE LIABILITY			6B	6C		COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	ALL OWNED AUTOS / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS / NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident)	$
								$
7A	UMBRELLA LIAB OCCUR			7B	7C		EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE 7D	$
	DED RETENTION $							$
8A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N/A (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below			8B	8C		WC STATU-TORY LIMITS / OTH-ER 8D	
							E.L. EACH ACCIDENT	$
							E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
9								

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

10

CERTIFICATE HOLDER

11

CANCELLATION

12

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. 30 Days

AUTHORIZED REPRESENTATIVE

13

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Section 00670
MORENCI CITY OFFICE RENOVATIONS
Schedule of Values

PART 1 GENERAL

1.01 DESCRIPTION

A. Within fifteen (15) days following the date of issue of a Notice to Proceed (Section 00500), each Contractor shall submit to the Engineer for delivery to the Owner, a Schedule of Values showing accurate costs for the elements of their work.

B. The Schedule of Values shall divide the work into a sufficient number of individual cost elements, labor and material, to serve as an accurate basis for Contractor's Application for Payment. Each work element shall receive its prorated share of profit and overhead.

C. Schedule of Values shall be submitted prior to the contract execution and receipt of payment.

1.02 SPECIAL ITEMS

A. In addition to regular Work elements, Contractors shall include the following items in the Schedule of Values:

1. Labor and Material Payments Bonds, if required by the Owner.
2. Performance Bonds, if required by the Owner.
3. "Housekeeping and Final Clean-up", at a cost of 1 percent (1%) of the total contract amount, or as requested by the Owner.
4. "Punch List/Retainage", at a cost of 10 percent (10%) of the total contract amount, or as requested by the Owner.

B. Schedule of Values shall be typed or printed on Contractors, letterhead paper.

C. Each Schedule of Values shall be dated and signed.

End of Section 00670

Section 00680
MORENCI CITY OFFICE RENOVATIONS
Subcontractor/Supplier/

Material/Equipment

PART 1 GENERAL

1.01 DESCRIPTION

A. Within fifteen (15) days following the date of issue of a Letter of Intent, the Contractor shall submit to the Engineer for delivery to the Owner, a list of all subcontractors whom they intends to utilize in their performance of the Work, and all suppliers who will be providing materials and/or equipment to be incorporated into the Work.

B. All subcontractors' names, addresses, telephone numbers, and types of Work shall be included in the list.

C. All suppliers' names, addresses, telephone numbers, and items provided shall be included on the list.

D. All items of material and equipment included in the work shall be listed. Each item shall be listed with its manufacturer, supplier, and installing subcontractor, if applicable.

E. Subcontractor/Supplier/Material/Equipment listings shall be submitted prior to contract execution.

F. Prior to the award of a contract, the Engineer will notify the Contractor if the Owner has reasonable and substantial objection to any person, organization, material and/or equipment listed by the Contractor. If the Owner has a reasonable and substantial objection, the Contractor shall amend their Proposal by providing an acceptable substitute. The Owner may, at their discretion, accept such a substitute or the Owner may disqualify the Proposal.

G. Suppliers, subcontractors, material and equipment proposed by the Contractor and accepted by the Owner shall be used in the Work for which they are proposed and accepted, and **shall not be changed except with prior written approval of the Owner.**

End of Section 00680

Section 00690
MORENCI CITY OFFICE RENOVATIONS
Employee Listing

PART 1 GENERAL

1.01 DESCRIPTION

A. Within fifteen (15) days following the date of issue of a Letter of Intent, the Contractor shall submit to the Engineer, for delivery to the Owner, a list of all supervisory employees whom the Contractor proposes to employ to accomplish their Work.

B. This list shall include supervisory employees' names, titles, and duties.

C. Employee listings shall be submitted prior to contract execution.

1.02 OWNER'S APPROVAL

A. Contractors are required to establish, to the satisfaction of the Owner, the reliability and responsibility of proposed employees.

B. Prior to the award of a contract, the Engineer will notify the Contractor if the Owner has reasonable and substantial objection to any person listed by the Contractor. If the Owner has reasonable and substantial objection, the Contractor may amend their Proposal by providing an acceptable substitute. The Owner may, at their discretion, accept such a substitute, or they may disqualify the Proposal.

C. Employees proposed by the Contractor and accepted by the Owner shall be employed on the Work for which they are proposed and accepted, and shall not be changed except with the written approval of the Owner.

End of Section 00690

Section 00700
MORENCI CITY OFFICE RENOVATIONS
General Conditions of the Contracts for Construction

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SECTION 13	Construction Support Items

Section 00700
MORENCI CITY OFFICE RENOVATIONS
General Conditions of the Contracts for Construction

SECTION 1
Contract Documents

1.1 Scope

The Contract Documents consist of the following Documents:

1.1.1 The Owner/Contractor Agreement

1.1.2 The General Conditions of the Contracts for Construction

1.1.3 Additional Conditions listed in the Owner/Contractor Agreement

1.1.4 The Construction Documents which include:

1.1.4.1 Drawings,

1.1.4.2 Specifications, and,

1.1.4.3 Modifications issued during construction,

1.1.5 The Performance Bond and Labor Materials Bond, if required by the Owner, and,

1.1.6 All Addenda issued prior to the execution of the Owner/Contractor Agreement,

1.2 The Contract

The Contract Documents form the Contract for Construction which is the entire and integrated Agreement between the Owner and the Contractor.

1.2.1 Prior agreements either oral or written are superseded by these Contracts.

1.2.2 The Contract is subject to addition, deletion, correction or change through written modifications issued by the Owner.

1.2.3 All Documents comprising the Contract shall be listed and identified by title and date in the applicable Owner/Contractor Agreement.

1.3 Execution

Each contract shall be signed at least in triplicate by both the Owner and the Contractor. One executed copy shall be provided to the Contractor, and at least two extended copies to the Owner.

1.4 Intent

The intent of the Contract Documents is to describe a complete scope of work referred to as the Project. The Contract Documents are complimentary. What is required by one shall be as binding as if required by all.

1.4.1 Items not graphically or narratively described shall not be required unless they are reasonably implied, or considered necessary by standard practice, to produce the intended results.

1.4.2 Words, terms phrases and abbreviations used in the Contract Documents have common meanings, consistent with their use in the construction industry.

1.4.3 Where the words "or equal," "equal to," "as selected," "approved," "approved make," or other synonymous terms are used, the decision on acceptance or suitability is vested in the Owner.

1.4.4 The captions and titles used in the Contract Documents are inserted only as a matter of convenience, and do not define, limit, extend or describe the scope of the Document, or the meaning or intent of any of its provisions.

1.4.5 Neither the arrangement of the technical specifications into divisions, nor the sequencing of drawings by number is intended to control or influence any contractor in planning, performing, or dividing their Work.

1.5 Construction Documents

1.5.1 Unless otherwise stipulated in the Contract Documents, the Owner shall provide to each Contractor without charge all copies of the Construction Documents reasonably necessary for the execution of their Work.

1.5.2 The Owner has provided Contract Documents to the Contractors for use exclusively on this Project. Use, in whole or in part or other projects by a Contractor or anyone else other than the Owner is forbidden.

SECTION 2
The Owner

2.1 The Owner

The Owner is: **The City of Morenci**

2.2 The Project Team

The Owner has established a Project Team consisting of an Engineer and several other design professionals, to represent them during the construction of the Project. The Owner heads the Project Team.

2.2.1 The Engineer is: Dailey Engineering, Inc.
8485 Stephenson Road
Onsted, MI 49265
(517) 467-9000

2.3 Facilities

The Owner shall provide certain Construction Support Items to be used by all Contractors at the Site. The items provided by the Owner are listed in Section 13 of these General Conditions.

2.5 Dimension Control

Unless otherwise provided herein, the Owner shall furnish initial dimension and location control in the form of marked base lines and bench marks from which the Contractors shall control their Work.

The Contractor shall obtain all required permits for construction (see Section 4.14). The Owner will obtain any required plan review approvals.

2.7 Joint Occupancy

The Owner shall have the right to occupy, take possession of, and use any portions of the Project regardless of their status of completion. Such actions shall not be deemed an acceptance of any Work, completed or uncompleted, unless the Owner expressly accepts such Work.

2.8 Work by Owner

The Owner reserves the right to perform work on the Project with the Owner's own forces.

SECTION 3
Pre-Construction

3.1 REQUIREMENTS & CONDITIONS OF THE WORK

By executing their Contract, the Contractor represents that:

3.1.1 They has visited the Site,

3.1.2 They are familiar with the Project,

3.1.3 They understand the requirements of their Work.

3.1.4 They accept the conditions under which their Work will be performed.

3.2 Document Review

Prior to beginning their Work the Contractor shall thoroughly review the construction Documents. The Contractor shall:

3.2.1 Check the adequacy and consistency of the information provided,

3.2.2 Check the accuracy and consistency of the information provided,

3.2.3 Determine if the documents contain errors or omissions which may interfere with their Work,

3.2.4 Determine if the documents accurately reflect the conditions under which they will perform their work,

3.2.5 Immediately report in writing, to the Construction, all inadequacies, inconsistencies, inaccuracies, errors, omissions, etc., which they discover.

3.3 Interfacing Work

Prior to starting their Work the Contractor shall:

3.3.1 Become familiar with the Work of interfacing Contractors,

3.3.2 Promptly report anticipated interfacing problems to the Engineer,

3.3.3 Physically examine and check the suitability and condition of interfacing Work.

3.3.4 If a Contractor deems any interfacing Work unsuitable or if conditions are not as specified, the Contractor shall not commence their Work, and immediately shall notify the Engineer of their findings.

3.4 Pre-Construction Meeting

It will be mandatory that all Subcontractors and Material Suppliers attend the Pre-Construction meeting, and shall contribute to overall planning activities.

SECTION 4
Performance of the Work

4.1 Contractor's Responsibility

Responsibility for performance of the Work rests solely with the Contractor. The Contractor shall perform their Work accurately, on time, and at a high level of quality.

4.2 Duties

The Contractor shall:

4.2.1 Plan, direct, supervise, coordinate and perform their Work,

4.2.2 Determine and implement all construction means, methods, techniques, sequences, and procedures,

4.2.3 Provide all necessary materials and equipment,

4.2.4 Provide all necessary labor and tools,

4.2.5 Provide all necessary Construction Support Items unless provided by the Owner, as listed in Section 13 of the General Conditions,

4.2.6 Provide whatever else is necessary to properly complete their Work,

4.2.7 Utilize qualified, skilled, dependable persons who meet with the Owner's approval at all times in every capacity.

4.3 Conformance to Contract Documents

The Contractor warrants that all workmanship, materials, and equipment incorporated in their Work will be of good quality and in conformance with the Contract Documents.

4.4 New Materials

The Contractor warrants that all materials and equipment incorporated in the Work shall be new, unless otherwise specified in the Construction Documents.

4.5 Defective Material

Each Contractor warrants that all materials and equipment incorporated in the work shall be free from faults and defects.

4.6 Quality Standard

It is the intent of the Contract Documents to establish a standard of quality which the Owner has determined to be required and necessary for the Project. It is mandatory that items of material and equipment conform to the Contract Documents and meet the quality standards established.

4.7 Judge of Performance

The Owner shall be the judge of performance by the Contractor. The contractor shall utilize the services of the Project Team in their determination of performance, in their interpretation of the Construction Documents, and in their day-to-day involvement with the Work of Contractors.

4.8 Deficient Work

4.8.1 The Contractor shall replace, repair or otherwise correct all deficiencies in their Work during the construction of the Project, within one year after the date of substantial completion, within the time period prescribed in any special warranties and guarantees, and any longer period prescribed by law.

4.8.2 The Contractor shall expeditiously correct all deficiencies brought to their attention in writing by the Owner. If, in the opinion of the Owner, the Contractor fails to correct deficiencies, or fails to act expeditiously to correct deficiencies, the Owner may:

4.8.2.1 Accept the deficiencies in the Work, and reduce the Contract Sum of the Contractor at fault by a unilateral Change Order issued and signed by the Owner in an amount to be determined by the Owner, or,

4.8.2.2 Have the deficiencies eliminated in any reasonable manner available to the Owner, and charge the Contractor at fault for the costs incurred, or reduce that Contractor's Contract Sum by a unilateral Change Order issued by the Owner for the Costs Incurred.

4.9 Questionable Work

If, during the course of the Project, in the opinion of the Engineer, any portion of the Project should warrant inspection or testing, regardless of whether the Work in question is completed, incomplete, exposed or covered, then, if the Engineer so orders, Contractors shall promptly facilitate inspection and testing regardless of expense. The Contractor shall promptly facilitate such inspection and testing as necessary and as requested by the Owner, regardless of whether or not the work in question is their own or that of another Contractor.

4.9.1 If such tests or inspections reveal deficiencies as measured by the Construction Documents, the responsible Contractor shall bear all costs incurred to correct such deficiencies, including the cost of testing and inspection, and the cost to reconstruct any Work by testing or inspection or by the correction of any deficiency.

4.9.2 If such test and inspections do not reveal deficiencies attributable to the Contractor, the Owner shall bear all costs incurred including the cost of testing and inspection, and the cost of reconstruction. Contracts shall be modified by Change Order to reimburse Contractors for their costs.

4.10 Time

Time is of the essence of the Contractor's Contract. It is the intention of the Owner to occupy the Project by the established completion date or earlier, within the shortest time possible consistent with good construction practices, but subject to the unpredictable delays and accelerations inherent in the construction industry.

4.10.1 The Contractor shall complete their Work as expeditiously as possible, honoring all commitments to timely performance made by themselves and other Contractors.

4.10.2 The Contractor shall keep the Engineer currently informed of all factors, events and situations that may affect the timely performance of their Work.

4.11 Delays and Time Extensions

If the work of a Contractor is delayed through the fault of the Owner, or any separate Contractor employed by the Owner, or by any condition by the Owner to be beyond the Contractor's control, the time for performance of the Work of that Contractor may be extended by a Change Order.

4.11.1 The Contractor shall notify the Engineer, in writing within ten (10) days of occurrence of the delay, of any condition or situation that in the Contractor's opinion warrants an extension of Contract Time.

4.11.2 The Contractor shall not be entitled to additional compensation or damages due to delays, interferences or interruptions to the Work or the Project, but shall be entitled only to an appropriate extension of time in accord with the General Conditions of the Contract for Construction.

4.11.3 The Contractor waives any right to an extension of time unless such written notice is received by the Engineer within ten (10) working days of the start of any condition or situation that is alleged as a cause of delay.

4.12 Cost of the Work

Except for items specifically excluded by the Contract Documents, the Contractor shall pay all costs of their Work including, but not limited to, labor, materials, equipment, tools, transportation, freight, taxes, royalties, patent fees, support facilities, construction equipment, water, heat, utilities, supervision, overhead, and all other items necessary for the proper execution and completion of the Work.

4.13 Legal Compliance

Contractors shall comply fully with all laws, statutes, ordinances, rules regulations, codes and lawful orders applicable to their Work, including employment regulations, unless specifically exempted from compliance by the Contract Documents.

4.14 Permits

Unless otherwise specifically stated in the Contract Documents, Contractors shall apply for, secure and pay for all permits, licenses and fees. The Contractor shall schedule, conduct or perform all tests, and give all notices required by governmental units for the Work of their Contract.

4.15 Site Housekeeping

The Contractor shall be responsible for their own site housekeeping and clean-up of any waste that contractor generates in the execution of their Work. The individual contractor will be responsible for placement of all debris within their own dumpster. The contractor will be responsible for the legal disposal off the site of all demolition material which they are responsible for. No burning of debris will be allowed on site. Refer to Specification 01710 (Cleaning) for additional requirements.

SECTION 5
Subcontractors and Employees

5.1 Contractor's Responsibility

The Contractor shall be responsible for the acts and omissions of their employees, subcontractors, agents, fabricators, suppliers, and any other person performing any of the Work of the Contractor's Contract.

5.2 Relationship with Contractor

Any person or entity with which a Contractor contracts for work or services on this Project shall be bound by all provisions of the Contractor's Contract. Any subcontracting person or entity shall be entitled to the same rights and remedies in relation to the Contractor as are provided herein for the Contractor in relation to the Owner.

5.3 Relationship with Owner

Nothing contained in the Contract Documents shall create any contractual relationship between the Owner and any party employed by or contractual to a Contractor.

SECTION 6
Separate Contractors

6.1 Other Contractors

By executing this Contract, the Contractor acknowledges that other Contractors will be performing Work on the Project prior to, during, and after their own Work.

6.2 Cooperation

6.2.1 The Contractor shall cooperate with other Contractors and their employees, subcontractors, suppliers, fabricators, agents, and anyone else performing work on the Project regardless of race, color, creed, sex, origin, labor affiliation or absence of labor affiliation.

6.2.2 Contractors shall cooperate especially with interfacing Contractors.

6.2.3 Contractors shall considerately use the Site for storage and marshaling purposes and be responsible for their employees' and subcontractors' use of the Site and the facilities provided by the Owner.

6.2.4 Contractors shall comply with directives of the Engineer allocating among the Contractors utilization of the site and the Construction Support Items provided by the Owner.

6.3 Interfacing Work

The Contractor shall be responsible for timely and accurate interface of their Work with the Work of others.

6.4 Commencement of Work

6.4.1 Time is of the essence of each Contract. The Contractor shall commence their Work as soon as interfacing Work is sufficiently complete.

6.4.2 Commencement of Work upon the Work of another Contractor shall constitute acceptance of the suitability and condition of the other Work.

6.4.3 After commencement of their Work upon the Work of another Contractor, the Contractor shall be obligated to cooperate with the other Contractor in all corrections deemed necessary by the Owner in accord with the Contract Documents.

6.5 Unsuitable Work

If a Contractor finds fault with another Contractor's Work, the Contractor at fault shall correct any deficiencies immediately, so that the interfacing Contractor can proceed with their Work.

6.6 Damaged Work

6.6.1 Contractors shall immediately repair any damage they may cause to the Work of other Contractors.

6.6.2 Contractors shall immediately report to the Engineer any damage to their Work or Property, or loss of their Property.

6.6.3 The Contractor shall be responsible for cutting and patching the Work of other Contractors when such cutting and patching is made necessary by their performance of, or correction of, their own Work.

SECTION 7
Project Interaction

7.1 Communication

All communication between the Owner and the Contractor shall be through the Engineer unless otherwise provided herein.

7.2 Contractor Administration

The Owner, through the Engineer, will provide administration of Work on-site activities of Contractors and the Owner's forces.

7.2.1 The Owner intends to administrate the Work of the Contractor with that of other Contractors and the Owner's own forces during simultaneous performance, and to administrate the interfacing of each Contractor's Work with that of others.

7.2.2 The Owner will not plan, direct, supervise or control the Work of the Contractors or the Contractors' employees, subcontractors, agents or suppliers.

7.2.3 The Owner reserves the right to accelerate, slow down or stop the Work of any Contractor when the Owner deems such action to be in the Owner's best interest.

7.2.4 Contractors shall work with the Engineer in a spirit of cooperation with respect to planning, scheduling and executing their Work.

7.3 Scheduling

The Engineer will provide the overall scheduling function for the Project, and will administer scheduling input from Contractors during the course of construction. Day-to-day activities planned by the Contractor will be incorporated into a Construction Schedule. The purpose of the Construction Schedule is to guide the Project from milestone to milestone, using input provided by the Contractor on a weekly basis.

7.3.1 The Contractor shall diligently plan all aspects of their Work in sufficient detail to schedule their activities, on a day-to-day basis, for a projected period of approximately three months into the future. The Contractor shall update their schedule at least weekly.

7.3.2 The Contractor shall attend Progress Meetings, usually held at the Site on a weekly basis, for the purpose of updating the Construction Schedule. The Contractor shall provide scheduling information to the Engineer at these Progress Meetings.

7.3.3 Monthly progress meetings shall be held at the job site. The Contractor shall provide the services of qualified main office personnel and their field supervisor who shall provide the necessary scheduling information and manpower commitments at each progress meeting until completion of their Contract. Prior to and in preparation for the monthly progress meeting, the Engineer shall "update" the schedule to reflect the current status of the Project. During the monthly progress meeting, the Engineer will specifically address those critical areas of concern (as determined by the schedule "update") where immediate action by the Contractor is required.

7.3.4 The Engineer reserves the right to assist the various Contractors in the expediting of their material and equipment deliveries without assuming the responsibility for said deliveries. The Contractor shall furnish copies of their equipment and material purchase orders complete with scheduled shipping and receiving dates to the Engineer.

7.3.5 Whenever it becomes apparent from the monthly "updated" schedule that any activity completion date may not be met, the Contractor shall take some or all of the following actions at no additional cost to the Owner or Engineer.

1. Increase construction manpower in such quantities as will substantially eliminate the backlog of work and put the Project back on schedule.
2. Increase the number of working hours per shift, shifts per working day, working days per week, or the amount of construction equipment, or any combination of the foregoing which will substantially eliminate the backlog of work and put the Project back on schedule.
3. Reschedule activities to achieve maximum practical concurrency of accomplishment of activities and put the Project back on schedule.

7.3.6 If a Contractor fails to take any of the above actions within forty-eight (48) hours after receiving written notice, the Engineer shall take action to attempt to put the Project back on schedule, and deduct the cost of such actions from the moneys due the Contractor.

7.4 Intermittent Work

7.4.1 If the Contractor's Work is intermittent by nature, or if they have reason to leave the Site for a period of two days or more, the Contractor shall inform the Engineer in advance.

7.4.2 When planning to leave the Site during the course of their Work, the Contractor shall provide evidence that their absence will not adversely affect the progress of the Project, nor of any other Contractor's previously-scheduled commitment.

7.4.3 When planning to reduce the manpower during the course of their Work, the Contractor shall provide evidence that reduced manpower will not adversely affect the progress of the Project, nor of any other Contractor's previously-scheduled commitment.

7.4.4 Contractor shall cancel any absences or manpower reductions that, in the opinion of the Engineer, will adversely affect scheduled progress as determined by the Construction Schedule and the Program Schedule.

7.5 Technical Submittals

Shop drawings, product data, cuts and samples are considered priority items in the execution of the Work.

7.5.1 Material, equipment and other items requiring submittal of data and/or supplementary information by Contractors to the Project Team will be listed as much as possible in the Construction Documents. In instances where the list is not complete, Contractors shall provide submittals as required by the Engineer.

7.5.2 The Engineer will administrate and expedite the Contractor submittal process from contractors to the Project Team, and back again.

SECTION 8
Interpretations, Instructions and Changes

8.1 Interpretations

Subject to the Concurrence of the Owner, the Engineer will be the prime interpreter of the Construction Documents, and the Engineer will be the prime interpreter of other Contract Documents.

8.2 Instructions

Instructions and clarifications may be issued to the Contractor from time to time during the performance of their Work.

8.2.1 The Engineer will provide or make available additional instructions and clarification with reasonable expedience, upon request by the Contractor.

8.2.2 Instructions and clarification will be consistent with the Contract Documents, true developments thereof, and reasonable inferable therefrom.

8.3 Changes

The Owner, without invalidating the Contract, may change the Work and Conditions for performance of the Work, and may modify the Contract Documents to accommodate changes in the Work, or in the conditions for performance of the Work. Changes may add to, delete or revise Work under the Contract.

8.3.1 Modifications to the Owner/Contractor Agreement and to the General Conditions shall be by written Owner Work Order signed by the Owner and the Engineer, except when the Owner issues a unilateral Change Order in connection with acceptance of defective Work.

8.3.2 Modifications to the Construction Documents shall be by Bulletin prepared and issued by the Engineer, or by an approved Proposal Request prepared and issued by the Engineer. The Contractor shall promptly proceed in accord with the issue Bulletin.

8.3.3 The Contractor shall promptly proceed in accord with Proposal Request upon Engineer's approval.

8.3.4 If a Modification to the Construction Documents shall increase or decrease a Contractor's costs for performing their Work, an adjustment in the Contract Sum shall be made. All such adjustments shall be incorporated by written change order signed by the Owner and the Engineer. Unless otherwise agreed to, a lump sum method shall be utilized to determine price adjustments.

8.4 Waiver Adjustment in Contract Sum and Contract Time

8.4.1 Such written notice shall be delivered to the Owner, either, within fifteen (15) working days of receipt of such interpretation, instruction, clarification, change, Bulletin, or Modification, or before proceeding with the work affected, whichever is earlier.

8.4.2 Express written notice is a condition of any adjustment. Written notice is required in order to enable the Owner and their representatives to independently evaluate the necessity or economic impact of requested changes.

8.4.3 Actual knowledge of a Contractor's claim, or oral notice of a Contractor's claim to the Owner or their representative shall not satisfy the requirement of written notice, nor shall such knowledge or oral notice affect a Contractor's waiver of the right to any adjustment as provided hereunder.

SECTION 9
Payments

9.1 Progress Payments

The Owner, upon receipt of a certificate of payment which has been approved by the Engineer will exchange a Progress Payment for a Sworn Statement and/or Partial Waiver of Lien from the Contractor. Payment shall include compensation for work performed during the pay period, and for materials and equipment paid for by the Contractors, delivered to the site and properly stored on the site. Payments for materials and equipment paid for by the Contractor and stored off the site will be made only if agreed upon in advance, in writing by the Owner, and upon satisfactory evidence of proper storage, indemnification and insurance to protect the interest of the Owner.

9.1.1 The billing period will be from the first day of the month to the last day of the month.

9.1.2 Progress Payments are derived directly from the approved Schedule of Values. No monthly billing will be allowed until the Contractor's Schedule of Values is approved.

9.1.3 Schedule of Values are required from the Contractor. Any Contractor not submitting their Schedule of Values within fifteen (15) days after issuance of the letter of intent, will be subject to the Engineer's breakdown of values.

9.1.4 Billings shall be submitted in triplicate to the **Engineer** on AIA forms at any time, but no more often than monthly. Any bill submitted in any other form shall be returned to the Contractor unpaid.

9.1.5 Contractor bills will be reviewed by the Engineer. Each monthly billing will coincide with the approved Schedule of Values previously submitted and show percentage of completion for each item being requested for payment and a composite percentage complete for the entire contract. Allow one week for review.

9.1.6 Payments shall be made on the approved percentages of all timely and properly submitted billings. Payment by the Owner shall be made after the acceptance by the Owner, and no later than thirty (30) days following the Engineer's approval.

9.1.7 A notarized sworn statement must accompany each and every billing form. All subsequent bills must be submitted with lien waivers from the Contractor's suppliers, subcontractors, and equipment providers in addition to the sworn statement. ANY BILLING WHICH IS RECEIVED THAT DOES NOT HAVE THE PROPER ACCOMPANYING DOCUMENTATION WILL BE RETURNED TO THE CONTRACTOR

UNPAID AND WILL NOT BE CONSIDERED FOR PAYMENT UNTIL THE FOLLOWING BILLING PERIOD.

9.1.8 The Contractor shall warrant that title to all Work, materials and equipment covered by each Application for Payment will pass to the Owner free and clear of liens, claims, security interests or encumbrances of any kind.

9.1.9 Progress Payments made are subject to a retained amount of ten (10) percent.

9.1.10 The payments of Progress Payments by the Owner is not guaranteed, and is subject to the other provisions of the Contract.

9.2 Payments Withheld

Certificates for Payment may not be approved and Progress Payments may be withheld by the Owner for various reasons including, but not restricted to, the following:

9.2.1 Defective work not remedied,

9.2.2 Third party claims filed, including claims filed against the Contractor, the Work, the Project, the Progress Payments, the retainage or the Owner, or reasonable evidence indicating probable filing of such claims,

9.2.3 Failure by the Contractor to pay for materials, equipment, labor or subcontractor services promptly,

9.2.4 Evidence that the Work cannot be completed for the amount outstanding on a Contract,

9.2.5 Damage to the Owner or another Contractor,

9.2.6 Evidence that the Work cannot be completed on time,

9.2.7 Failure to carry out the work in accord with Contract Documents.

9.3 Release of Withheld Payments

When the reasons for withholding payments have been removed, payments withheld shall be made promptly by the Owner to the Contractor.

SECTION 10
Completion

10.1 Substantial Completion

The date of Substantial Completion of the Contract of the Contractor shall be the date when the Work is: ready, without encumbrances or interference for the work of other Contractors, or, sufficiently complete in all respects in substantial accord with the Contract Documents and ready for use by the Owner for its intended purposes, without substantial inconvenience or discomfort.

10.1.1 When a Contractor considers their Work substantially complete, the Contractor shall submit an Application for Substantial Completion to the Engineer certifying that the Work is substantially complete, and listing any incomplete items.

10.1.2 The Engineer will prepare a Certificate of Substantial Completion. If the Engineer determines that the Work is substantially complete, the Engineer shall enter a proposed Date of Substantial Completion on the Certificate of Substantial Completion. The Engineer will forward the certificate to the Owner for approval.

10.1.3 Upon approval by the Owner, the Certificate will establish the Date of Substantial Completion.

10.1.4 All warranties and guarantees called for under the terms of the Contract shall commence on the Date of Substantial Completion unless otherwise provided in the Contract Document.

10.2 Final Completion

The date of Final Completion of the Contract shall be the date when Work is ascertained to be in accord with the Contract Documents.

10.21 When the Contractor considers their Work finally complete, the Contractor shall submit a final Application for Payment to the Engineer.

10.2.2 If the Engineer determines that the Work is finally complete, they shall approve the final Application for Payment.

10.2.3 The Owner shall issue a final Progress Payment in accord with Section 9.1 of these General Conditions for the remaining amount of the Contract sum, adjusted by any Change Orders, upon receipt of a final Application for Payment approved by the Engineer.

10.2.4 Sworn Statements shall cover the entire Contract Sum and Waivers of Lien shall cover all work performed by the Contractor.

10.2.5 At the option of the Owner, the Contractor shall furnish Bonds which will indemnify the Owner against any lien which may be filed after Final Payment is made.

10.2.6 The acceptance of final payment shall constitute a waiver of all claims by the Contractor except those previously made in writing and identified as reserved in the final Application for Payment.

10.3 Liquidated Damages

10.3.1 The Contractor shall complete all Work defined as track surface capable of foot traffic on or before **May 31, 2027**.

10.3.2 Liquidated damages will be charged against the Contractor in the amount of **(Not applicable)** for each calendar day after the completion date until the Contractor completes the Work.

10.3.3 A Certificate of Substantial Completion shall be issued by the Engineer upon completion of the Work by the Contractor and after the Work is inspected and accepted by the Owner, and Engineer.

10.4 Record Drawings

As a condition of final payment each contractor shall mark any and all installation information that differs in size, dimension, or type from that shown on the Construction Documents on a single set of Construction Documents which they shall submit to the Engineer.

SECTION 11
Risk Management

11.1 Safety

The Contractor shall be responsible for initiating, maintaining and supervising all safety precautions and programs in connection with their Work. The Contractor shall comply with all applicable laws, ordinances, rules, regulations and lawful orders of any public authority bearing on the safety of persons or property or their protection from damage, injury or loss.

11.2 Indemnification

The Contractor shall indemnify and hold harmless the Owner and the Owner's consultants, agents and employees from and against all claims, damages, losses and expenses, including, but not limited to, attorney's fees, arising out of, or resulting from the performance of the work.

11.2.1 The Contractor shall defend any and all suits brought against the Owner by any person, whether in the employ of the Contractor or not, for damage to property, and/or injury or death to persons alleged or claimed to have been caused by or through their performance of work.

11.2.2 In the event of any such injury, death loss, damage, claim or claim therefore, the contractor shall give immediate notice thereof to the Owner.

11.3 Contractor's Liability Insurance

The Contractor shall purchase and maintain such insurance as will protect the Contractor from claims that may arise out of or result from their operations under the Contract, whether such operations be by the Contractor, a subcontractor or by anyone directly or indirectly employed by the Contractor or subcontractor, or by anyone by whose acts the Contractor, a subcontractor, an employee, an agent, or the Owner, may be liable, in connection with the Contractor's Work.

The Contractor shall carry at least the following minimum policies and amounts:

11.3.1 Workman's Compensation and Employer's Liability Insurance

11.3.1.1 Workmen's Compensation and Occupational Disease Insurance at statutory limits as required by the state in which the Work is to be performed,

11.3.1.2 Employer's Liability Insurance at a limit not less than One Hundred Thousand ($100,000) for all damages arising from each accident or occupational disease.

11.3.2 Comprehensive General Liability Insurance Covering

11.3.2.1 *Operations/Premises Liability*: Including but not limited to bodily injury, including death at any time resulting therefrom to any person, or property damage resulting from execution of the Work, or due to, or arising in any manner from any act or any omission or negligence of the Contractor and/or any subcontractor, or their respective employees or agents,

11.3.2.2 *Elevator Liability*: Including but not limited to, bodily injury, including death at any time resulting therefrom to any person, or property damage resulting from operation or use of any elevator hoist, if either or both are operated or used in connection with the execution of the Contract,

11.3.2.3 *Contractors Protective Liability*: Including, but not limited to, bodily injury, including death at any time resulting therefrom, to any person, or property damage arising from acts or omissions of any subcontractor, or a subcontractor's employees or agents,

11.3.2.4 *Products/Completed Operations Liability*: Including but not limited to, bodily injury, including death at any time resulting therefrom to any person, or property damage because of goods, products, materials or equipment used or installed under this Contract, or because of completed operations, which may become evident after completion of the Project, including damage to structures or their contents,

11.3.2.5 *Contractual Liability*: All liability insurance coverage required herein for contractors and their Subcontractors shall specifically include Contractual Liability (hold harmless) coverage to satisfy the indemnification provision 11.1 above;

11.3.2.5 *Contractual Liability*: All liability insurance coverage required herein for contractors and their Subcontractors shall specifically include Contractual Liability (hold harmless) coverage to satisfy the indemnification provision 11.1 above,

11.3.2.6 *Special Requirements*: The insurance required under Provision 11.3.2 shall specifically include the following special hazard coverage:

a. Property damage caused by conditions otherwise subject to exclusions "X, C, & U," explosion, collapse and underground damage, as defined by the National Bureau of Casualty Underwriters, if the Contractor's Work involves excavation or underground work,

b. "1973" ISO Occurrence or similar
1,000,000 Occurrence Bodily Injury
1,000,000 Aggregate
1,000,000 Occurrence Property Damage
1,000,000 Aggregate

OR

1,000,000 Occurrence/1,000,000 Aggr Combined Single Limit
Including Personal Injury
Premises & Operations
Products & Completed Operations
Contractual (Protective)
Independent Contractor

OR

b. "1986" ISO Commercial General Liability Insurance Form
1,000,000 General Aggregate
1,000,000 Products & Completed Operations Aggregate
1,000,000 Personal Injury
1,000,000 Occurrence
50,000 Fire Legal Liability
5,000 Medical Payments
Including Contractual (Protective)
Independent Contractor
Premises & Operations

11.3.3 Comprehensive Automobile Liability Insurance Covering

11.3.3.1 All owned, hired, or non-owned vehicles including loading or unloading thereof,

11.3.3.2 The insurance required under Provision 11.3.3 shall specifically include the following special hazard coverage:

a. 1,000,000/1,000,000 Bodily Injury
1,000,000 Property Damage

OR

1,000,000 Combined Single Limit

11.3.3 Umbrella Clause: If an umbrella policy is written to implement the above prime coverage, the umbrella policy shall state specifically that the policy is written on an "Occurrence" basis.

11.4 Approval of Coverage

No Contractor shall commence work until they have obtained all insurance required under Provision 11.3, and until all coverage has been approved by the Owner. The Contractor shall not permit a subcontractor to commence work until the same insurance specified for the Contractor is obtained by the subcontractors. Unless otherwise specifically stated, contractors shall maintain all insurance specified in 11.3 for a period of not less than a year after the date of Substantial Completion.

11.5 Certificates of Insurance

Each Contractor shall file with the Owner, through the Engineer, Certificates of Insurance showing the policies carried, coverage and conditions. Certificates of Insurance shall contain the non-cancellation clause quoted in 11.7 below. Refer to specification section 00650 for specifics.

11.6 Copies of Policies

If requested by the Owner, the Contractor shall furnish true copies of each policy required of the Contractor and/or their subcontractors.

11.7 Cancellation Restrictions

Each policy shall contain the following endorsement:

"This policy will not be canceled in whole, or in part, or changed in any way, without providing written notice to the Owner at least thirty (30) days prior to cancellation or change. In the event that notice is not provided as stipulated herein, even though cancellation or change occurs, this policy shall remain in force with full effect and benefit to the Owner for thirty (30) days after notice has been provided."

11.8 Owner's Insurance

11.8.1 The Owner shall purchase Owner's Protective Liability Insurance as protection against claims which may arise during the course of the Project.

11.8.2 Property Insurance:

Builder's Risk Completed Value Insurance: The Owner shall effect and maintain Builder's Risk Insurance for completed value coverage, and shall include the interests of the Contractors and their subcontractors. Coverage shall include all structures on which work is to be done, to one hundred percent (100%) of the insurable value thereof, including items of labor and materials, connected therewith, whether in or adjacent to the structures insured, materials in place or to be used as part of the permanent construction, including surplus materials, shanties, protective fences, bridges, temporary structures, miscellaneous materials, and supplies incidental to the Work, and such scaffolding, stages, towers, and equipment as are not owned nor rented by Contractors, the cost of which is included in the cost of the Work. EXCLUSIONS: This insurance shall not cover any tools owned by mechanics, any tools, equipment, scaffolding, staging towers or forms owned or rented by Contractors, the capital value of which is not included in the cost of the Work, nor any structures erected for housing or feeding the workers.

11.8.3 Any loss is to be made adjustable with and payable to the Owner as Trustee for Insureds, Contractors and subcontractors as their interests may appear, except in such cases as may require payment of all or a portion of said insurance to be made to a Mortgagee as their interests may appear.

11.8.4 The Owner shall obtain the required insurance prior to any opportunity for exposure to risks by Contractors in the performance of their Work, and shall provide copies of policies to a Contractor at their request.

11.9 Waiver of Subrogation

11.9.1 The Owner and the Contractor waive all rights against each other, other Contractors and any subcontractors for damages caused by perils covered by Insurance provided under 11.8, except such rights as they may have to the proceeds of such insurance held by the Owner as Trustee.

11.9.2 The Contractor shall require similar waivers from all their subcontractors.

11.10 Joint Occupancy Insurance

Prior to any joint occupancy, use or possession of Incomplete Work by the Owner, the insurance provisions of the Contract shall be reviewed by appropriate Contractor (s) and the Owner. If required, the Contract (s) shall be modified to provide joint occupancy insurance coverage.

11.11 Insurers

All insurers writing coverage for this Project shall be approved and/or licensed to operate in the state where the Work is being performed. Certification of this requirement shall be provided by the Contractor to the Owner before Work begins.

11.12 Faithful Performance and Payment

The Owner has the right to require the Contractor to furnish bonds covering the faithful performance of their Contract and the Payment of all obligations arising thereunder, in such form as the Owner may prescribe, and with such surety as the Owner may approve.

11.12.1 If the bonds are required by the Bidding Documents, the cost of providing them rests with the Contractors.

11.12.2 If the Owner first requires any other Contractor to provide bonds after the receipt of that Contractor's Bid Proposal, the cost of providing them rests with the Owner. Such costs shall be reimbursed to the Contractor by Change Order.

11.13 Protection Against Royalties and License Fees

The Contractor shall pay all royalties and license fees connected with their Work. Each Contractor shall defend all suits or claims for infringement of patent rights, and shall save the Owner harmless from loss on account thereof, except when the design, process or product in question is required by the Owner. In any such case, the Contractor shall be responsible for such loss only if they have reason to believe that the design, process or product so specified is an infringement of a patent, and fails to give such information promptly to the Owner.

SECTION 12
Remedies, Limitations on Remedies and Termination

12.1 Rights and Remedies

12.1.1 The duties and obligations imposed by the Contract Documents on Contractors and all rights and remedies available to the Owner thereunder are in addition to, and not a limitation of, any duties, obligations, rights and remedies otherwise imposed or available at law.

12.1.2 No action or non-action by the Owner or the Contractor, or any employee of agent of the Owner shall constitute, a waiver of any right or duty afforded the Owner under the Contract. No such action or non-action shall constitute approval of nor acquiescence in any breach thereunder, except as may be agreed to in writing, or as otherwise specifically stipulated herein.

12.2 Remedy of Damage

Should the Contractor cause damage to the Work or property of the Owner, or to other Work on the Site, the Contractor shall promptly remedy such damage.

12.3 Remedies Regarding Separate Contractors

12.3.1 Should the Contractor cause delay or damage to the Work or property of another Contractor, the Wronged Contractor agrees to look solely to such separate Contractor or Contractors for compensation for such delays or damages to their work or property.

12.3.2 Should the Contractor cause delay or damage to the Work or property of any other Contractor, the responsible Contractor upon claim being made or upon notice of such claim, shall promptly attempt to settle with such other Contractor by agreement or by arbitration, otherwise to resolve such dispute.

12.4 Continuation of the Work

12.4.1 Unless the Owner specifically authorizes the cessation of Work, the Contractor shall carry on their Work and maintain its progress during any arbitration or other legal proceeding or during any dispute. The Owner shall continue to make payments to the Contractor in accord with the Contract Documents, except such payments as are subject to arbitration or other legal proceeding, or are in dispute.

12.4.2 The Contractor specifically agrees that, notwithstanding any legal remedy otherwise available to the Owner, which remedies are expressly reserved hereby to the Owner, upon application by the Owner for mandatory injunction, such legal remedies shall be presumed inadequate, and the obligations of the Contractor to carry on the Work under their Contract, notwithstanding any dispute, controversy or claim, may be enforced by a mandatory injunction.

12.5 Termination by the Owner

12.5.1 The Owner may terminate the Contractor's Contract five or more working days after giving written notice to the Contractor.

12.5.1.1 If the Contractor should file a voluntary petition, or have an involuntary petition filed against the Contractor, under any chapter of the Bankruptcy Code, as amended, which is not dismissed within thirty (30) days after said petition is filed, or,

12.5.1.2 If the Contractor makes a general assignment for the benefit of the Contractor's creditors, or,

12.5.1.3 If the Contractor becomes insolvent or a Receiver, Trustee, or Liquidator of any of the assets of the Contractor is appointed, or,

12.5.1.4 If the Contractor repeatedly refuses or fails to supply enough properly-skilled workmen or proper materials or equipment to satisfactorily prosecute and complete the Work according to schedule and within the Contract Time, or,

12.5.1.5 If the Contractor fails to perform the Work of the Contract in accord with its terms, or,

12.5.1.6 If the Contractor fails to make prompt payment to subcontractors, or for labor, materials, or equipment, or,

12.5.1.7 If the Contractor disregards laws, ordinances, codes, rules, regulations. or orders of any public authority having jurisdiction, or,

12.5.1.8 If the Contractor is otherwise guilty of a substantial violation of a provision of the Contract Documents.

12.5.2 The Owner shall seek the advice of the Engineer prior to any such termination. However, any such termination shall be at the sole option of the Owner.

12.5.3 Upon such termination the Contractor shall vacate the Site, and the Owner may take possession of the Work of the Contractor, and the Contractor's materials, equipment, tools, and machinery.

12.5.4 After such termination, the Owner may complete the Work by any means the Owner deems expedient. In such case, the Contractor or their Surety shall not be entitled to further payment until the Work is completed.

12.5.5 Such termination by the Owner shall not prejudice any other right or remedy of the Owner.

12.5.6 If the Owner completes the Work and the Unpaid balance of the Contract Sum exceeds the cost of finishing the Work, including the Owner's additional costs, damages, attorney's fees and compensation for the Engineer's additional services, such as excess shall be paid to the Contractor.

12.5.7 If the total of such costs for the Owner to complete the Work, together with all costs, expenses and damages in connection thereto, exceed such unpaid balance, the Contractor shall pay the difference to the Owner.

12.5.8 The amount to be paid to the Contractor or to the Owner under such a termination shall be certified by the Owner and verified by the Engineer, and this obligation for payment shall survive the termination of the Contract.

12.6 Contractor's Notice and Waiver

12.6.1 If the Contractor claims that the Owner has breached the Contract in any respect, or if a Contractor claims they are entitled to additional Compensation or damages or a time extension due to any reason or cause not otherwise provided for in the Contract Documents, the Contractor shall be deemed to have waived any right to remedy or relief from such breach, occurrence or condition unless the Contractor shall give prompt written notice within ten (10) working days of that Contractor's first knowledge of any such breach, occurrence or condition.

12.6.2 Neither actual knowledge by the Owner, or Engineer of the facts on which the Contractor relies as constituting a breach, nor actual knowledge by the Owner, or Engineer of the occurrence or condition on which the Contractor relies, nor any oral notice thereof, shall affect the Contractor's waiver thereunder in the absence of timely written notice.

SECTION 13
Construction Support Items

1. Electricity
2. Telephone
3. Water
4. Sanitary Facilities
5. Temporary Heat

See specification section 01510

End of Section 00700

Section 00850
MORENCI CITY OFFICE RENOVATIONS
Drawing List

PROJECT DRAWING LIST

A	Cover Sheet
D1	Demolition Plan
A1	Floor Plan
E1	Electrical Plan
M1	Mechanical Plan

End of Section 00850

Section 00900
MORENCI CITY OFFICE RENOVATIONS
Addenda

PART 1 GENERAL

1.01 DESCRIPTION

A. Addenda are written or graphic instruments issued prior to execution of construction contracts which add to, delete from, clarify, or correct the Bidding Documents and/or the Contract Documents.

B. Addenda may be included in the Bidding Documents and may be included in the Contract Documents.

C. Addenda will be issued by the Engineer as deemed necessary to facilitate the building and construction of the Project.

1.02 BIDDERS' AND CONTRACTORS' RESPONSIBILITIES

A. Each Bidder shall be responsible for taking the provisions of all Addenda issued prior to the Bid Date into account during the presentation of their Proposal.

B. Each Bidder shall be responsible for obtaining all Addenda, and for ascertaining that all Addenda issued prior to the Bid Date have been considered in preparing their Proposal.

C. The Contractor shall perform their work in accord with Addenda.

End of Section 00900

Section 01010
MORENCI CITY OFFICE RENOVATIONS
Summary of Work

PART 1 GENERAL

1.01 PROJECT DESCRIPTION

A. **Morenci City Office Renovations.**

1.02 CONTRACTORS USE OF PREMISES

A. Contractor shall limit their use of the Project site for Work and for storage, to allow for:

1. Work by other Contractors.

B. Contractor shall coordinate their use of the Project site under the direction of the Engineer.

C. Contractor shall assume full responsibility for the protection and safekeeping of materials and equipment stored on the site. No security will be employed.

D. Contractor shall move any stored material or equipment under their control if it interferes with operations of the Owner or other Contractors, as directed by the Engineer.

E. Contractors shall obtain and pay for additional storage or work areas needed for operations not allowed on the site.

1.03 OWNER OCCUPANCY

A. The Owner intends to occupy the **Project** by **May 31, 2027**. The contractor must comply with this requirement.

1.04 OWNER-FURNISHED PRODUCTS

A. Owner's Responsibilities Regarding Owner-Furnished Products:
1. Arrange for and deliver necessary shop drawing, product data and samples to the Contractor,
2. Arrange and pay for product delivery to the site,
3. Arrange for the suppliers to submit bills of materials to Contractor,
4. Inspect deliveries jointly with Contractor,
5. Submit claims for transportation damage,
6. Arrange for replacement of damaged, defective, or missing items,
7. Arrange for manufacturer's warranties, bonds, service, and inspections, as required.

C. Contractor's Responsibilities, Regarding Owner-Furnished Products:
   1. Designate needed delivery dates for each product,
   2. Review shop drawings, product data and samples,
   3. Review and return Owner-Furnished shop drawings, data and samples with notification of any discrepancies or problems anticipated in the use of the product,
   4. Promptly inspect products jointly with the Owner, and record shortages, damaged items and defective items,
   5. Handle products at the site, including uncrating and storage,
   6. Protect products from exposure to elements, and other forms of damage,
   7. Assemble, install, connect, adjust and finish products as stipulated in the Specification,
   8. Repair or replace items damaged by Contractor,
   9. Dispose of all crating, wrapping, and trash related to the material.

End of Section 01010

Section 01030
MORENCI CITY OFFICE RENOVATIONS
Project Work Hours

PART 1 GENERAL

1.01 NORMAL WORK HOURS

A. 7 a.m. to 5 p.m., Monday through Sunday.

1.02 EXCEPTIONS

A. Necessary variations for normal hours shall occur only with the express approval of the Engineer on the Owner's behalf.

B. Overtime will not be paid.

C. It will be the responsibility of the contractor to provide an adequate workforce to assure the timely completion of all work.

D. The contractor will work whatever hours required (overtime, weekends, holidays) to complete their work and allow for the completion of all other work to achieve final completion in the time frames required by the Owner.

End of Section 01030

Section 01040
MORENCI CITY OFFICE RENOVATIONS
Project Administration

PART 1 GENERAL

1.01 GENERAL CONTRACTOR

A. This is a General Contractor Project. The Owner and/or the Engineer will award a single contract for all work involved in the Project. The Project will be controlled and administered by the Engineer.

1.02 RETAINAGE ON OWNER PURCHASED ITEMS

A. The Owner may retain an amount of Five Thousand Dollars ($5,000.00), or ten percent (10%) whichever is the larger amount, on material and/or equipment purchased from suppliers for inclusion in the Work, until such time as it is satisfactorily installed. The purpose of this provision is to ensure proper conformance to the Contract Documents.

1.03 PROMPTNESS OF EXECUTION

A. It is the intention of the Owner to complete the Project in the fastest practical time frame. Whereas varying conditions inherent in the construction process will affect the progress of the Work, it is the intent of the contract that the Contractor maintain the progress pace set forth in the schedule.

1.04 PAYMENT FOR STORED MATERIALS

A. As a means of eliminating escalation on available items of material and equipment, and in the interest of obtaining competitive Bids, the Owner will provide payment for contract items purchased early and stored off, as well as on, the Project site. In order to qualify for such payment, the material or equipment must be safely stored, protected and insured against loss or damage, inspected and dedicated to this Project only. Any extra cost of off-site storage is to be included as part of the Bid Proposal.

B. Materials stored on the site shall be in the area designated by the Engineer. Materials or equipment lost through theft or mishandling shall be replaced by the Contractor without cost to the Owner. The contractor receiving materials shall provide and maintain protection of stored materials at no additional cost to the Owner.

C. Requests for payment for materials delivered and stored at the site must have acceptable itemized bills attached and available at the time of delivery.

1.05 MATERIAL AND EQUIPMENT EXPEDITING

A. The Contractor shall require all manufacturers to notify their office twenty-four (24) hours in advance of arrival on the jobsite so the Contractor can arrange for unloading of equipment/materials.

B. The Engineer will initiate and coordinate an expediting program on the Owner's behalf in cooperation with the Contractor, incorporating all critical items of material and/or equipment provided under the various Bid Division contracts.

C. In order to ensure timeliness and accuracy, the Contractor shall cooperate by providing order and acknowledge documentation, without pricing, as required by the Engineer, on the Owner's behalf.

D. The Contractor shall further cooperate by keeping the Engineer informed of all changes in the commitments previously incorporated in the expediting program, and, when deemed necessary by the Engineer, provide source contacts for direct expediting by the Engineer.

E. The Engineer's expediting activities are to be considered a back-up program, and shall not in any way relieve the Contractor of performance responsibilities under the Contract Documents.

1.06 PROTECTION OF THE WORK

A. When moving men and/or materials across floors, grades, roofs, other vulnerable surfaces or through occupied areas, the Contractor shall provide adequate surface protection to prevent damage to surfaces.

1.07 MANDATORY ATTENDANCE AT MEETINGS

A. It is the responsibility of the Contractor to be suitably represented at all Project and Progress Meetings, as determined by the Engineer.

1.08 PRE ON-SITE ACTIVITY MEETING

A. The Contractor is required to meet on the site with the Engineer prior to beginning their Work.

1.09 CUTTING AND PATCHING

A. The Contractor shall make arrangements with the Engineer for fitting their Work into the Project, and shall coordinate all fitting with other Contractors. Whenever any contractor has been given sufficient information as to required openings prior to beginning their Work, the contractor shall pay the cost for cutting and/or restoring if they fails to provide proper required openings.

B. The Contractor shall be responsible for any cutting, fitting and patching that may be required to complete the Work. He shall employ only qualified tradesmen to assure that all work is done in a neat and workmanlike manner. All patching shall match adjacent surfaces.

C. Cutting or restoring performed by any Contractor which is rejected by the Engineer shall be corrected. The cost of such Work shall be borne by the Contractor responsible for the defective restoration.

D. Openings over six inches in diameter must be formed.

E. Cutting and patching of concrete floors and decks shall be performed in a neat and workmanlike manner, using a coring machine. After coring, the Contractor shall pack and grout openings around sleeves or other Work penetrating floors and decks.

F. The Contractor shall not do any cutting that may impair the strength of any building or its components. No holes, except for small screws or bolts, may be drilled in beams or other structural members for the purpose of supporting or attaching Mechanical Work, without prior approval from the Engineer.

G. The Contractor shall be responsible for the cutting and patching of all holes and openings through existing walls and partitions, and all holes and openings through existing floors, ceilings, and roofs necessary for the installation of the work. If the location for a hole or opening is through an existing joist, beam, or column, the Contractor shall notify the Engineer who will instruct the Contractor how to proceed.

H. The Contractor shall be responsible for the closing and patching of holes and openings through existing walls, partitions, floors, ceilings, and roofs created by demolition work the contractor is shown to complete unless noted otherwise.

I. Temporary removal and replacement of all ceilings not scheduled to be replaced shall be the responsibility of the Contractor.

1.10 BLOCKING, BACKING, AND GROUNDS

A. The Contractor shall be responsible for providing the blocking, backing, and grounds necessary for the installation of the work.

1.11 ACCESS PANELS

A. The contractor shall be responsible for furnishing the necessary access panels for items of work installed under the contract.

B. If not specified, these access panels shall be approved by the Engineer prior to installation.

End of Section 01040

Section 01050
MORENCI CITY OFFICE RENOVATIONS
Field Engineering

PART 1 GENERAL

1.01 LAYOUT AND MEASUREMENTS

A. The responsibility for accurate layout and measurement of the Work of the Contractor is their own. In addition the Contractor shall verify the dimensional accuracy of the Work upon which the contractor's own Work relies before the contractor begins their own Work. The contractor shall report all inaccuracies to the Engineer, and shall not proceed until corrections are made. If a Contractor proceeds with their Work on dimensionally inaccurate Work of another Contractor, the contractor shall be liable for the cost of corrections to their own Work when the error is corrected, and shall cooperate in the correction, as directed by the Engineer.

B. The Owner, through the Engineer, will provide a bench mark and baseline for all Contractors' reference.

End of Section 01050

Section 01085
MORENCI CITY OFFICE RENOVATIONS
Applicable Standards

PART 1 GENERAL

1.01 DESCRIPTION

A. Work Included:
   1. Throughout the Contract Documents, reference is made to codes and standards which establish qualities and type of workmanship and materials, and which establish methods for testing and reporting on the pertinent characteristics.
   2. Where materials or workmanship are required by these Contract Documents to meet or exceed the specifically named code or standard, it is the Contractor's responsibility to provide materials and workmanship which meet or exceed the specifically named code or standard.
   3. It is also the Contractor's responsibility, when so required by the Contract Documents or by written request from the Owner, to deliver to the Owner all required proof that the materials or workmanship, or both, meet or exceed the requirements of the specifically named code or standard. Such proof shall be in the form requested in writing by the Owner, and generally will be required to be copies of a certified report of tests conducted by a testing agency approved for that purpose by the Owner.

B. Related Work Described Elsewhere:
   1. Specific naming of codes or standards occurs on the Drawings and in other Sections of these specifications.

1.02 QUALITY ASSURANCE

A. Familiarity with Pertinent Codes and Standards:
   1. In procuring all items used in this Work, it is the Contractor's responsibility to verify the detailed requirements of the specifically named codes and standards and to verify that the items procured for use in this work meet or exceed the specified requirements.

B. Rejection of Non-Complying Items:
   1. The Owner reserves the right to reject items incorporated into the Work which fail to meet the specified minimum requirements.
   2. The Owner further reserves the right and without prejudice to other recourse the Owner may take, to accept non-complying items subject to an adjustment in the Contract Amount as approved by the Owner.

C. Applicable standards listed in these Specifications include but are not necessarily limited to, standards promulgated by the following agencies and organizations:
   1. *AASHTO* — American Association of State Highway and Transportation Officials, 341 National Press Building, Washington, D.C. 20004.
   2. *ACI* — American Concrete Institute, Box 19150, Redford Station, Detroit, Michigan 48219.
   3. *AISC* — American Institute of Steel Construction, Inc., 1221 Avenue of the Americas, New York, New York 10020.
   4. *ANSI* — American National Standards Institute (successor to USASI and ASAO), 1430 Broadway, New York, New York 10018.
   5. *ASTM* — American Society for Testing Materials, 1916 Race Street, Philadelphia, Pennsylvania 19103.
   6. *AWS* — American Welding Society, Inc., 2501 N.W. 7th Street, Miami, Florida 33125.

7. *AWWA* American Water Works Association, Inc., 6666 West Quincy Avenue, Denver, Colorado 80235.

8. *BOCA* Buildings Officials & Code Administrators International, Inc., 17926 South Halsted Street, Homewood, Illinois 60460.

9. *CRSI* Concrete Reinforcing Steel Institute, 228 North LaSalle Street, Chicago, Illinois 60610.

10. *CS* Commercial Standard of NBS, U.S. Department of Commerce, Government Printing Office, Washington, D.C. 20402.

11. *FGMA* Flat Glass Marketing Association, 3310 Harrison, Topeka, Kansas 66611.

12. *State of Michigan Fire Marshal Bulletin 412.0.*

13. *State of Michigan Department of Labor Barrier Free Code.*

14. *NAAMM* The National Association of Architectural Metal Manufacturers, 1033 South Boulevard, Oak Park, Illinois 60302.

15. *NEC* National Electrical Code (see NFPA).

16. *NEMA* National Electrical Manufacturers Association, 155 East 44th Street, New York, New York 10017.

17. *NFPA* National Fire Protection Association, 470 Atlantic Avenue, Boston, Massachusetts 02210.

18. *SDI* Steel Deck Institute, 135 Addison Avenue, Elmhurst, Illinois 60125.

19. *SSPC* Steel Structures Painting Council, 4400 Fifty Avenue, Pittsburgh, Pennsylvania 15213.

20. *TCA* Tile Council of America, Inc., P.O. Box 326, Princeton, New Jersey 08540.

21. *UL* Underwriters' Laboratories, Inc., 207 East Ohio Street, Chicago, Illinois 60611.

22. *Fed. Specs. and Fed. Standards:*
Specifications Sales (3FRI), Building 197, Washington Navy Yard, General Service Administration, Washington, D.C. 20407.

23. *UBC* Uniform Building Code, International Conference of Building Officials, 5360 South Workman Mill Road, Whittier, California 90601.

End of Section 01085

Section 01100
MORENCI CITY OFFICE RENOVATIONS
Alternates

PART 1 GENERAL

1.01 DESCRIPTION

A. This section identifies each alternate by number and describes the basic changes to be incorporated into the work, only when that alternate is made a part of the Work by specific provisions in the Owner-Contractor Agreement.

B. Related Requirements in other parts of the Project Manual:
   1. Method of quotation of the cost of each alternate, and the basis of the Owner's acceptance of alternates: Bidding Documents.
   2. Incorporation of alternates into the Work: Owner-Contractor Agreement.

C. Related Requirements Specified in Other Sections:
   1. Part 1.01: Description of Work
   2. Sections of the Specifications as listed under the respective Alternates.

D. Referenced sections of specifications stipulate pertinent requirements for products and methods to achieve the work stipulated under each Alternate.

E. Coordinate pertinent related work and modify surrounding work as required to properly integrate the work under each Alternate and to provide the complete construction required by the Contract Documents.

1.02 DESCRIPTION OF ALTERNATES

A. Alternate M1 - Temperature Control Valves Add (See drawings for details)

END OF SECTION

Section 01200
MORENCI CITY OFFICE RENOVATIONS
Project Meetings

PART 1 GENERAL

1.01 PRE-CONSTRUCTION MEETING

A. Prior to the initiation of on-site activity, a meeting will be held with the Contractor for the purpose of planning, scheduling and coordinating an orderly initiation of on-site construction activity. The Engineer will advise the contractor of the time and location of this meeting.

1.02 PROGRESS AND PROJECT MEETINGS

A. The Contractors and Subcontractors active on site shall be required to attend Progress and Project Meetings when called by the Engineer. These meetings are for the purpose of planning and assessing construction progress and for discussing problems of mutual concern.

B. It shall be mandatory that the Contractor and their superintendent, foreman or lead person be in attendance at these meetings, or the Owner may withhold the Contractor's payment.

C. All decisions, instructions and interpretations given by the Owner or their designated representatives at these meetings shall be conclusive, and shall be binding on the Contractor.

D. The proceedings of such meetings will be recorded and posted. Copies will be forwarded to Contractor.

End of Section 01200

Section 01300
MORENCI CITY OFFICE RENOVATIONS
Submittals

PART 1 GENERAL

1.01 CONSTRUCTION SCHEDULES

A. The Contractor shall submit to the Engineer, at or prior to the Pre-Construction Meeting, **two (2) copies** of an estimated progress schedule for their Work for incorporation into the Project Construction Schedules.

B. The quality and completeness of the Work shall be maintained on a day-to-day basis. Inaccurate, faulty, incomplete and defective Work shall be corrected by the Contractor without continuous prodding by the Engineer. Failure to cooperate in this Continuous Punch List effort may reduce Progress Payments.

1.02 SHOP DRAWINGS, PRODUCT DATA & SAMPLES

A. Contractors shall submit all shop drawings, product data, and samples required by the Construction Documents.

B. Submittals shall be transmitted to the on-site Engineer's office in accord with procedures and dates prescribed by the Engineer.

C. In submitting shop drawings, product data and samples, the Contractor represents that they have checked and coordinated the information contained within such submittals with the requirements of the Work and of the Contract Documents. All submittals must be stamped or signed by the contractor responsible for submitting, to attest to their review.

D. The Contractor shall not be relieved of responsibility for any deviation from the Contract Documents, or any errors and omissions in shop drawings, product data or samples by the Engineer's approval thereof.

E. No portion of the Work requiring submission of shop drawings, product data or samples shall be commenced until the submission has been approved by the Engineer.

F. **FOUR (4)** copies of all shop drawings and product data must be submitted.

G. A minimum of four (4) copies of all samples and color charts must be submitted.

1.03 PRE-CONTRACT AWARD SUBMITTALS

A. (Refer to Sections 00100, 00600, 00650, 00670, 00680, and 00690.)

1.04 CONTRACT CLOSEOUT SUBMITTALS

A. (Refer to Sections 00700, 01700, 01720, 01730, and 01740.)

End of Section 01300

Section 01400
MORENCI CITY OFFICE RENOVATIONS
Quality Control

PART 1 GENERAL

1.01 QUALITY CONTROL BY ENGINEER

A. The Contractor shall comply with the quality control provisions of the Contract Documents.

B. The quality and completeness of the Work shall be maintained on a day-to-day basis. Inaccurate, faulty, incomplete and defective Work shall be corrected by the Contractor without continuous prodding by the Engineer. Failure to cooperate in this continuous punch list effort may reduce Progress Payments.

1.02 CONTRACTOR QUALITY CONTROL

A. The Contractor shall be responsible to provide a quality of workmanship consistent with the requirements of the Contract Documents. All Work will be of good quality and free from faults and defects. Every care shall be exercised to ensure that the quality specified is the quality provided.

B. If at any time the Contractor is of the opinion that the quality of their Work is, or will be, jeopardized as a result of the scheduling or coordination of the project, or for any other reason known to them, the contractor shall stop Work immediately and shall inform the Engineer of their action and the reasons therefore. The Contractor immediately shall provide a written explanation to the Engineer. Upon investigation by the Engineer, a decision will be made on the point of jeopardy, in order to resolve the problem.

End of Section 01400

Section 01410
MORENCI CITY OFFICE RENOVATIONS
Testing Services

PART 1 GENERAL

1.01 THE OWNER MAY EMPLOY AND PAY FOR THE SERVICES OF AN INDEPENDENT TESTING LABORATORY TO PERFORM SPECIFIED TESTING.

A. Contractor shall cooperate with the Laboratory to facilitate the execution of this service.

B. Employment of the Laboratory shall in no way relieve the Contractor's obligation to maintain the quality of their work.

1.02 CONTRACTORS' RESPONSIBILITIES

A. Contractor shall cooperate with Laboratory personnel, and shall provide access to Work, and to manufacturers' operations.

B. Contractor shall provide to the Laboratory samples of proposed materials which require testing.

C. Contractor shall provide to the Laboratory the preliminary design mix proposed to be used for concrete and other materials which require control by the Laboratory.

D. Contractor shall furnish copies of test reports as required.

E. Contractor shall furnish incidental labor and facilities necessary:
   1. To provide access to Work to be tested.
   2. To obtain and handle samples at the Project site or at the source of the project to be tested.
   3. To facilitate inspections and tests.

F. Contractor shall notify the Laboratory sufficiently in advance of operations to allow for Laboratory assignment of personnel and scheduling of tests.

G. Contractor shall make arrangements with the Laboratory and pay for additional samples and tests required for Contractors' convenience.

H. Contractor shall comply with the Project Team's instructions regarding testing.

End of Section 01410

Section 01510
MORENCI CITY OFFICE RENOVATIONS
Temporary Utilities

PART 1 GENERAL

1.01 DESCRIPTION

A. The Owner will allow the Contractor to use power and water, where available, for use in construction. All usage will be arranged for by the Contractor.

1.02 REQUIREMENTS OF REGULATORY AGENCIES

A. Comply with the National Electric Code.

B. Comply with federal, state and local codes and regulations and with utility company requirements.

1.03 MATERIALS, GENERAL

A. Cords, connectors, etc. may be new or used, but must be adequate in capacity for the required usage, must not create unsafe conditions, and must not violate requirements of applicable codes and standards.

1.04 TEMPORARY ELECTRICITY AND LIGHTING

A. Any desired temporary lighting shall be the Contractor's responsibility.

B. The Owner shall pay for all electrical energy consumed during the construction period except for energy consumed to provide power or lighting in excess of those listed in this Article.

1.05 TELEPHONE SERVICE

A. Any desired phone service shall be the Contractor's responsibility.

1.06 WATER

A. A temporary water distribution center will be provided in a nearby convenient location. The Contractor shall supply all hoses, etc. beyond that point.

1.07 SANITARY FACILITIES

A. Contractors may use designated permanent facilities at the site.

1.08 TEMPORARY HEAT

A. Any desired temporary heat shall be the Contractor's responsibility.

1.09 EXECUTION

A. The Contractor shall maintain and operate systems to assure continuous service, and avoid disruption of service.

1.10 REMOVAL

A. The Contractor shall promptly remove temporary materials and equipment when no longer required.

B. The Contractor shall clean and repair damage caused by temporary installations or use of temporary facilities.

C. The Contractor shall restore existing facilities used for temporary services to the specified or original condition.

End of Section 01510

Section 01520
MORENCI CITY OFFICE RENOVATIONS
Construction Aids

PART 1 GENERAL

1.01 DESCRIPTION

A. The Contractor shall furnish, install and maintain construction aids required for the performance of their own Work, and shall move or remove them when they are no longer needed for the Work.

B. Certain construction aids will be provided for and maintained by the Owner as indicated in later paragraphs in this Section.

PART 2 PRODUCTS

2.01 MATERIALS, GENERAL

A. Materials may be new or used, shall be suitable for their intended purposes, and shall not violate the requirements of applicable codes and standards.

2.02 CONSTRUCTION AIDS

A. The Contractor shall provide needed construction aids and equipment to facilitate the execution of the Work, including scaffolds, staging, ladders, and other such facilities and equipment.

B. Contractors shall maintain all facilities and equipment in a first-class condition.

2.03 TEMPORARY ENCLOSURES

A. The Contractor will arrange for temporary enclosures except those required by section 1900 - 2.01 to separate work areas from the areas of existing building occupied by the Owner to prevent penetration of dust or moisture into occupied areas, to prevent damage to existing equipment, and to protect the Owner's employees, customers, and operations from construction work.

PART 3 EXECUTION

3.01 PREPARATION

A. Consult with the Owner, Engineer and other Consultants and review the site, conditions, and other factors which could affect construction procedures and construction aids, including adjacent properties and public facilities which may be affected by execution of the project.

3.02 GENERAL

A. Comply with applicable requirements of the Specifications.

B. Relocate construction aids as required by the progress of construction, by storage requirements, and to accommodate requirements of the Owner and other Contractors employed at the site.

3.03 REMOVAL

A. Completely remove temporary materials, equipment and services:
   1. When construction needs can be met by use of permanent construction.
   2. At the completion of the Project.

B. Clean and repair damage to the permanent facilities caused by installation or by use of temporary facilities.

C. Restore existing facilities used for temporary purposes to specified or original condition.

End of Section 01520

Section 01540
MORENCI CITY OFFICE RENOVATIONS
Security

PART 1 GENERAL

1.01 SECURITY

A. The Contractor shall bear full responsibility for protecting equipment, material and tools from damage, loss and vandalism.

B. The Owner will not provide security for this project.

End of Section 01540

Section 01560

MORENCI CITY OFFICE RENOVATIONS
Temporary Controls

PART 1 GENERAL

1.01 CONTROLS

A. Control of elements such as noise, dust, water, pests, rodents, debris, pollution, and erosion will be designated by the Engineer. Contractor shall be responsible to see that such measures are in strict conformance to local codes and restrictions.

End of Section 01560

Section 01580
MORENCI CITY OFFICE RENOVATIONS
Project Informational Signs

PART 1 GENERAL

1.01 DESCRIPTION

A. No signs shall be displayed by the Contractor.

End of Section 01580

Section 01600
MORENCI CITY OFFICE RENOVATIONS
Material and Equipment

PART 1 GENERAL

1.01 NEW MATERIAL AND EQUIPMENT

A. Material and equipment incorporated into the Work shall:
   1. Conform to applicable specifications and standards,
   2. Comply with sizes, makes, types and qualities specified or as specifically approved in writing by the Engineer or Owner.

B. Manufactured and Fabricated Products:
   1. Design, fabricate and assemble in accord with the best engineering and shop practices.
   2. Manufacturers like parts of duplicate units to standard sizes and gauges, to be interchangeable.
   3. Two or more items of the same kind shall be identical, by the same manufacturer.
   4. Products shall be suitable for service conditions.
   5. Equipment capacities, sizes and dimensions shown or specified shall be adhered to unless variations are specifically approved in writing by the Project Engineer.

C. Do not use material or equipment for any purpose other than that for which it is designed or is specified.

1.02 MANUFACTURERS INSTRUCTIONS

A. When the Contract Documents require that installation comply with manufacturers' printed instructions, obtain and distribute copies of such instructions to parties involved in the installation, including two copies to the Project Engineer.

B. Maintain one set of complete instructions at the site during installation, until completion.

C. Handle, install, connect, clean, condition and adjust products in strict accord with such instructions and in conformity with specified requirements.
   1. Should job conditions or specified requirements conflict with manufacturers' instructions, consult with the Project Team for further instructions.

D. Perform Work in accord with manufacturers' instructions. Do not omit any preparatory step or installation procedure unless specifically modified or exempted by the Contract Documents.

1.03 TRANSPORTATION AND HANDLING

A. Arrange deliveries of products in accord with the Short Term Construction Activities Plan. Coordinate to avoid conflict with Work and conditions at the site.
   1. Deliver products in undamaged condition, in manufacturers' original containers or packaging, and with identifying labels intact and legible.
   2. Immediately upon delivery, inspect shipments to assure compliance with the requirements of the Contract Documents and approved submittals, and to assure that products are properly protected and undamaged.

B. Provide equipment and personnel to handle products by methods which will prevent soiling or damage to products or packaging.

1.04 STORAGE AND PROTECTION

A. Store products in accord with manufacturers' instructions, with seals and labels intact and legible.
   1. Store products subject to damage by the elements in weather tight enclosures.
   2. Maintain temperature and humidity within the ranges required by Manufacturers' instructions.

B. Arrange storage in a manner to provide easy access for inspection. Make periodic inspections of stored products to assure that the products are maintained under specified conditions, and are free from damage or deterioration.

C. Protection After Installation:
   1. Provide substantial coverings as necessary to protect installed products from damage from traffic and subsequent construction operations. Remove the coverings when no longer needed.

1.05 SUBSTITUTIONS AND PRODUCT OPTIONS

A. Products List:
   1. Before commencing Work, submit to the Engineer a complete list of major products proposed to be used, with manufacturers' and suppliers' names, product names, model numbers, and, where applicable, names of installing subcontractors. (Refer to Section 00680.)

B. Contractor's Options:
   1. For products specified only by reference standard, select any product meeting that standard.
   2. For products specified by naming several products or manufacturers, select any one of the products or manufacturers named, which complies with the specifications.
   3. For products specified by naming one or more products or manufacturers and "or equal," Contractors must submit requests for substitutions for any product or manufacturer not specifically named.
   4. For products specified by naming only one product and manufacturer, there is no option.

C. Substitutions:
   1. The Project Team will consider written requests from Contractors for substitution of products.
   2. Submit a separate request for each product, supported with complete data, with drawings and samples as appropriate, including:
      a. Comparison of the qualities of the proposed substitution with that specified,
      b. Changes required in other elements of the Work because of the substitution,
      c. Effect on the construction schedule,
      d. Cost data comparing the proposed substitution with the product specified,
      e. Any required license fees or royalties,
      f. Availability of maintenance service, and source of replacement materials.
   3. Engineer will be the judge of the acceptability of all proposed substitutions.
   4. Any request for a substitution constitutes a representation that the Contractor:
      a. Has investigated the proposed product and determined that it is equal to or superior in all respects to that specified,
      b. Will provide the same warranties or bonds for the substitution as for the product specified,
      c. Will coordinate the installation of accepted substitutions into the Work, and make such other Changes as may be required to make the Work complete in all respects,
      d. Waives all claims for additional costs which may subsequently become apparent.
   5. The Engineer will review requests for substitutions and the Engineer's determination of acceptability with reasonable promptness, and will notify Contractors in writing of their decisions regarding requested substitutions.

End of Section 01600

Section 01700
MORENCI CITY OFFICE RENOVATIONS
Contract Closeout

Contra

PART 1 GENERAL

1.01 DESCRIPTION

A. The Contractor shall comply with requirements stated in the General Conditions and in the Specifications for procedures in closing out the Work.

1.02 SUBSTANTIAL COMPLETION AND FINAL INSPECTION PROCEDURE

A. When a Contractor's work is 98% complete, and in compliance with Section 10 "Completion" of the Contract, the Contractor will be provided with a Certificate of Substantial Completion after proper certification by the Engineer. A list of Work in need of correction and a list of incomplete Work will be forwarded to the Contractor.

B. The Contractor will be allowed thirty (30) days to complete the items on both of their lists beginning from the date stipulated on the Certificate of Substantial Completion. The Contract shall begin completion and correction activities within seven (7) days of receipt of the lists and complete all activities within the thirty (30) day period specified. Contractors failing to perform in accord with these time parameters will be subject to the provisions of the General Conditions, and the Owner will have the right to carry out the corrective Work and/or complete the Work. The Cost of correction or completion will be deducted from the Contractor's contract amount.

C. By the act of submitting the Certificate of Substantial Completion for execution by the Engineer the Contractor represents that they have:

1. Reviewed the Contract Documents.
2. Inspected their Work for compliance with the Contract Documents.
3. Completed their Work in accord with the Contract Documents and all pertinent submittals.

D. He further represents that:

1. Equipment and systems have been tested in the presence of the Owner's representative and are operational.
2. Their Work is completed and ready for final inspection.

1.03 CONTRACTOR'S CLOSEOUT SUBMITTALS

A. Upon Substantial Completion, the Contractor shall submit the following:
1. Evidence of compliance with requirements of governing authorities, including Certificates of Inspection.
2. Operating and Maintenance Data, and Instructions to the Owner's personnel.
3. Warranties and Bonds.
4. Spare Parts and Maintenance Materials.
5. Evidence of Payment and Release of Liens.
6. Certification of Substantial Completion.
7. As Built Drawings

B. Three (3) complete sets of close out documents shall be provided to the owner upon Substantial Completion.

Contra

1.04 FINAL APPLICATION FOR PAYMENT

A. The Contractor shall submit the final Application for Payment in accord with the procedures and requirements stated in the General Conditions.

B. Refer to Sections 01720, 01730, and 01740 for further information regarding submittals.

End of Section 01700

Section 01710
MORENCI CITY OFFICE RENOVATIONS
Cleaning

PART 1 GENERAL

1.01 DESCRIPTION

A. The Contractor shall execute cleaning during the progress of the Work, and at completion of the Work, as required by the General Conditions and the Specifications.

1.02 DISPOSAL REQUIREMENTS

A. Conduct cleaning and disposal operations to comply with codes, ordinances, regulations, and anti-pollution laws.

PART 2 PRODUCTS AND EQUIPMENT

2.01 MATERIALS

A. Use only those cleaning materials which will not create hazards to health or property, and which will not damage surfaces.

B. Use only those cleaning materials and methods recommended by the manufacturer of the surface material to be cleaned.

C. Use cleaning materials only on surfaces recommended by the cleaning material manufacturer.

D. The Contractor shall provide their own cleaning equipment.

E. The Contractor shall cooperate with the Owner, the Engineer and the refuse hauler regarding clean-up.

PART 3 EXECUTION

3.01 HOUSEKEEPING AND CLEAN-UP

A. The Contractor shall execute periodic housekeeping to keep their Work, the site and adjacent properties free from accumulations of waste materials, rubbish and windblown debris resulting from construction operations.

B. The Contractor is financially responsible for their own clean-up operations. Clean-up must be timely as well as thorough in order to meet safety regulations and permit other Contractors to perform without hindrance from dirt and debris. The Engineer will coordinate Project housekeeping and take appropriate steps to maintain clean, safe working conditions. Contractors failing to meet housekeeping requirements will be charged for services arranged by the Engineer.

3.02 DUST CONTROL

A. Clean interior spaces prior to the start of finish painting and continue cleaning on an as-needed basis until painting is finished.

B. Schedule operations so that dust and other contaminants resulting from cleaning process will not fall on wet or newly-coated surfaces.

3.03 FINAL CLEANING

A. The Contractor shall employ qualified persons for cleaning.

B. Installing Contractors shall remove grease, mastic adhesives, dust, dirt, stains, fingerprints, labels, and other foreign materials from exposed interior and exterior surfaces, for acceptance by the Engineer, prior to leaving site.

C. Prior to final completion or Owner occupancy, the Contractor shall conduct an inspection of exposed interior and exterior surfaces and all work areas, to verify that the entire Project is clean.

End of Section 01710

Section 01720
MORENCI CITY OFFICE RENOVATIONS
Record Documents

PART 1 GENERAL

1.01 DESCRIPTION

A. The Engineer will make available a set of Record Documents at the site including the following:
   1. Drawings
   2. Specifications
   3. Addenda
   4. Change Orders and other Modifications to the Contracts
   5. Written Instructions
   6. Approved Shop Drawings, Product Data and Samples
   7. Field Test Records
   8. Construction Photographs

1.02 RECORD DRAWINGS

A. As a condition of final payment, the Contractor shall mark any and all installation information that differs in location, size, dimension or type from that shown on the Construction Documents on a single set of Construction Documents.

1.03 SUBMITTAL

A. At Contract Close-out, the Contractor shall deliver three sets of Record Documents, as indicated in 01700.1.03B to the Engineer, for delivery to the Owner.

B. The Contractor shall accompany their Record Document submittal with a transmittal letter in duplicate, containing:
   1. Date
   2. Project and Phase designation
   3. Contractor's name and address
   4. Bid Division name and number
   5. Title and number of each Record Document
   6. Signature of Contractor or their authorized representative

C. The receipt of such Record Documents by the Engineer or the Owner shall not be a waiver of any deviations from the Contract Documents.

End of Section 01720

Section 01730
MORENCI CITY OFFICE RENOVATIONS
Operating and Maintenance Data

PART 1 GENERAL

1.01 DESCRIPTION

A. The Contractor shall compile product, data and related information appropriate for the Owner's maintenance and operation of products furnished under their Contract.

B. The Contractor shall instruct the Owner's personnel in the maintenance of products and in the operation of equipment and systems.

1.02 MAINTENANCE AND OPERATING MANUALS

A. Prior to Substantial Completion, the Contractor shall submit to the Engineer three (3) copies of all comprehensive maintenance and operating materials, presenting complete directions and recommendations for the proper care and maintenance of all visible surfaces, as well as maintenance and operating instructions for all equipment items which the Contractor has provided or installed.

B. Operating instructions shall include all necessary printed directions for correct operation, adjustment, servicing and maintenance of movable parts. Also, included shall be suitable parts lists and diagrams showing parts location and assembly.

1.03 INSTRUCTION OF OWNER'S PERSONNEL

A. Prior to final inspection or acceptance, the Contractor shall fully instruct the Owner's designated operating and maintenance personnel in the operation, adjustment, and maintenance of all products, equipment, and systems.

B. Manufacturers' operating and maintenance manuals shall constitute the basis of instruction. The Contractor shall review the contents of such manuals with the Owner's personnel in full detail to explain all aspects of operation and maintenance.

End of Section 01730

Section 01740
MORENCI CITY OFFICE RENOVATIONS
Warranties

PART 1 GENERAL

A. The Contractor shall submit three (3) original written warranties covering the work for the time periods stipulated in the Technical Specifications (or a minimum of one year if none shown) along with any other requirements of the Technical Specifications.

B. The Contractor shall review all warranties prior to submission to verify compliance with the Contract Documents.

C. The Contractor shall submit all warranties to the Engineer for review and transmittal to the Owner.

PART 2 SUBMITTAL REQUIREMENTS

A. The Contractor shall assemble all warranties and service and maintenance contracts, executed by each of the respective manufacturers, suppliers, and subcontractors.

B. Three original signed copies of each warranty are required.

PART 3 TIME OF SUBMITTALS

A. For equipment and component parts of equipment put into service during the progress of construction, submit documents within ten (10) days after inspection and acceptance.

B. Otherwise make submittals within ten (10) days after the Date of Substantial Completion, prior to the final request for payment.

C. For items of work where acceptance is delayed materially beyond the Date of Substantial Completion, provide an updated submittal within ten (10) days after acceptance, listing the date of acceptance as the start of the warranty period.

PART 4 SUBMITTALS REQUIRED

A. Submit warranties as specified in the Conditions and Specifications.

End of Section 01740

Section 01800
MORENCI CITY OFFICE RENOVATIONS
Hazardous Materials

PART 1 GENERAL

1.01 DESCRIPTION

A. It shall be the Contractor's responsibility to identify and properly manage any hazardous substances brought to the site.

B. The Contractor agrees to disallow any known carcinogen to be brought onto the jobsite at any time.

C. The Contractor shall notify the Owner in writing if they encounter existing materials that are suspected of being hazardous.

1.02 REQUIREMENTS

A. The Contractor shall provide:

1. Two (2) copies of each Material Safety Data Sheet (MSDS) for each of the hazardous materials used on the site.
2. Certification that the Contractor (and their subcontractors) has instructed the persons using the hazardous materials in their proper use.
3. For removal of any unused hazardous materials in their proper use.
4. Certification that no asbestos containing materials are being used or brought onto the site by signing and notarizing the asbestos free certificate.

B. The Contractor has the responsibility to make themselves, their employees, and their subcontractors aware of any hazardous materials in the area of their specified work.

C. The above requirements must be fulfilled, in writing, at or prior to a pre-construction meeting by filling out the Contractor Hazardous Materials Compliance Form.

D. Standard safety practices and regulations as supplied by all governmental agencies will be in effect. Any violation will be justification of stop work on demand.

E. A list of district MSDS sheets is available on request.

Section 01800
MORENCI CITY OFFICE RENOVATIONS
Hazardous Materials

Project Name: _____

Title: _____

CONTRACTOR HAZARDOUS MATERIALS COMPLIANCE

Contractor: _____

Address: _____

Contractor's Representative: _____

Phone: _____ Fax _____

Job Location: _____

This document certifies that the Contractor and any subsequent Contractors have complied with the terms set forth in the requirements of the contract documents for **The City of Morenci** as they pertain to hazardous materials.

The M.S.D.S.'s are attached for all hazardous materials which will be brought to the project site.

There are _____ M.S.D.S.'s attached.

The Contractor's employees (including subcontractors) have received appropriate instructions pertaining to the use and handling of hazardous materials.

The Contractor has been informed of hazardous materials in the area of the specified work.

_____

Signature of Contractor's Representative

Date: _____

Received by: _____

Date: _____

ASBESTOS FREE CERTIFICATE

Contractor:_____

Company Name:_____

Street:_____ City:_____ State:_____ Zip:_____

Project: _____

Bid Division: _____

Name of Building(s) in which work was performed:

_____

_____

Certificate Statement:

I _____, representing and having authority for , hereby certify that any and all products/materials that will be or have been installed/introduced in the above mentioned buildings, are asbestos free or less than one percent (1%) asbestos by weight.

Execution:_____

Print Name: _____ Position: _____

Signature: _____

Company: _____

Date: _____

Notary Public: _____

My Commission Expires: _____

End of Section 01800

Section 01900
MORENCI CITY OFFICE RENOVATIONS
Demolition and Removal

PART 1 GENERAL

1.01 CODES

A. All work shall comply with the applicable requirements of the local building code and accident and fire prevention regulations.

1.02 SCOPE

A. The Work covered by this section of Specifications includes, but is not limited to, the following:

B. Demolish and remove existing materials as shown on the plan and noted in the Description of Work.

C. Cover holes and other hazardous openings with approved materials and barriers.

D. Remove all demolition materials and debris from the construction site and dispose of in a legal manner.

E. Protect adequately the construction site, adjoining property, and utility services as work proceeds through all stages.

1.03 QUALITY ASSURANCE

A. Contractor's staff responsible for demolition shall be experienced in this type of work. Equipment is to be of suitable type, in good working condition, and operated by skilled mechanics.

PART 2 PRODUCTS

2.01 TEMPORARY ENCLOSURES

A. Provide temporary enclosures to prevent dust from entering other parts of the facility during demolition.

PART 3 EXECUTION

3.01 GENERAL INSTRUCTIONS

A. All work shall be done in a safe and cautious manner in order to avoid accidents and property damage.

B. Protect the work scheduled to remain, and if damaged, repair to match existing work.

C. All salvaged material, unless otherwise noted on plans or in the Description of Work shall become the property of the Contractor and shall be evaluated in the Contractor's bid price. Promptly remove salvaged material from the construction site as the work proceeds.

D. Carefully dismantle and store on site all material scheduled to remain the Property of the Owner. Protect until removed by the Owner or until end of contract.

E. Protect from damage, clean, and overhaul materials scheduled to be reused.

F. Protect parts of the existing work scheduled to remain. Cut away carefully the parts to be demolished to reduce the amount of necessary repairs.

G. Support existing structure as needed during cutting of new openings or replacement of structural members.

H. Prevent accumulation of debris and overloading of any part of the structure.

I. Prevent access of unauthorized persons to partly demolished areas.

J. Remove all demolition materials, debris, and rubbish from the site as soon as practicable. Do not permit any accumulation on the site. Transport all demolition materials without spillage on the streets.

End of Section 01900

MORENCI CITY OFFICES RENOVATIONS

Notice to Bidders

The City of Morenci – will receive sealed bid proposals from qualified **General Contractors** for the 2026 Office Renovation project. All proposals shall include all labor, materials, and permits.

A **mandatory pre-bid walk through** for interested parties is scheduled for **Friday, September 25, 2026, starting at 10:00 a.m at the The City of Morenci Conference Room #XX, 118 Orchard St., Morenci, MI 49256.**

This is a not Prevailing Wage project.

All proposals shall be mailed or delivered to the Administrative Offices at The City of Morenci – City Building, Attention: Jeff Bell. Proposals must be received prior to **10:00 a.m on Monday, October 7, 2026,** and will be opened and read aloud at a meeting open to the public. All bids will be evaluated after the bid opening. All bids received after the bid receipt deadline will be returned unopened. Facsimile bids will not be accepted.

The bidders shall read and review the Bidding specifications carefully, and familiarize themselves thoroughly with all requirements.

Questions and comments by Contractors for inclusion as Bidders shall be addressed to Todd Dailey, Dailey Engineering, Inc. by e-mail at todddailey@me.com. **Bid drawings and specifications will be available on September 16, 2026 and can be obtained electronically by making a request to Dailey Engineering, Inc: e-mail: todddailey@me.com or phone: (517)467-9000.**

A Bid Security in the amount of five percent (5%) is required and must be submitted with the bid prior to the bid due date. The Bid Security may be in the form of a Bid Bond, Cashier's Check, or Money Order. Bids may not be withdrawn for a period of thirty (30) days after the bid date.

Additional bond requirements are listed in the bid specifications.

A sworn and notarized Affidavit of compliance for the Iran Economic Sanctions Act certifying the contractor does and will comply with Public Act 517 of 2012 shall accompany all proposals. The Owner will not accept a proposal that does not include a sworn and notarized Affidavit of Compliance for the Iran Economic Sanctions Act. A form will be enclosed in the specification's booklet that shall be used for this purpose.

The Project Completion Date is May 31, 2027.

The Owner reserves the right to reject any or all proposals, accept a bid other than the low bid, and to waive informalities, irregularities and/or errors in the bid proposals which they feel to be in their own best interest.

End of Notice

City Council Review Form

Regular City Council – September 14, 2026

☐ Informational
☑ Action / Follow Up
☐ Not Approved

Prepared For	Staff Contact
City Council	Jeff Bell
Date Submitted	**Department**
September 12, 2026	Department of Public Works (DPW)

Subject

S&S Directional Boring Quote

Summary

Water Service Line Replacement – W. Main Street

The Department of Public Works (DPW) crew has continued its investigation over the past week and into this week to determine the exact location of the water service issue and identify the specific buildings impacted. This investigation has been a time-consuming process, as the City must follow Michigan Department of Environment, Great Lakes, and Energy (EGLE) protocols when operating valves that may impact the water supply to individual buildings.

Based on the investigation to date, we believe the current issue is the same type of service-line problem experienced in 2024 involving the Pizza Box, Hardware Store, and upstairs apartments on W. Main Street.

Proposed Solution

The proposed solution is to install a new water service line from the City's main line on Baker Street to a distribution block located in the grassy area west of the bank's drive-through. From this distribution point, individual new service lines will be installed to each affected building.

The work will utilize the **cross-directional bore method**, similar to the method successfully used in 2024 to install the new service from North Street to the parking area for the north-side water issue. This method will minimize disruption to the surrounding area while providing separate, reliable service lines to each building.

Quote and Schedule

The City has received a quote for the proposed work in the amount of **$30,250.00 from S&S Directional Boring**. The contractor has indicated that the earliest available scheduling is the **week of October 12, 2026**.

The contractor's current workload is substantial, and this is a specialized operation. The City is fortunate to have an established working relationship with this company, allowing the contractor to adjust its previously scheduled work and accommodate this project earlier than originally anticipated. Without this accommodation, the City's work likely would not have been scheduled until after the first of the year.

Request for Approval

Staff is requesting that City Council **approve the quoted amount of $30,250.00** and authorize the proposed water service line replacement project so the contractor can proceed with scheduling and begin the work during the week of October 12, 2026.

Approving the project at this time will allow the City to address the ongoing service issue, provide reliable water service to the affected properties, and take advantage of the contractor's earliest available scheduling opportunity.

Financial Impact

$30,250.00 – Water Fund is positioned financially to be able to absorb this unplanned expense.

Budgeted	**Amount:**
No	N / A

Recommendation

After Discussion…

Motion to approve the Quote for services by S&S Directional Boring in the amount of $30,250.00 and authorize the City Administrators Signature on the Proposal.

Alternatives

Do not pursue the upgrades.

Attachments

Proposal/Quote

S & S Directional Boring
525 Winzeler Drive, Unit 1
Bryan OH 43506-8849
Phone: (419) 630-0726
Fax: (419) 636-7437
EMAIL: kevin@ssdirectionalboring.com

PROPOSAL

Proposal No: P9241
Date: 9/11/2026

Customer:
Village of Morenci
118 Orchard Street

Morenci MI 49256

Project Name: Baker Street Water Project

Description	Quantity	U/M	Unit Price	Extended Price
Install by HDD +/- 50 ft of 2" CTS	1.00	LSUM	12,000.00	12,000.00
Install by HDD +/- 730 ft of 1" CTS	730.00	LF	25.00	18,250.00

Customer to supply:

Permits if needed

Help with access to buildings if needed

Manifold from 2" to 1" and valve boxes

S&S to supply:

Excavate road , install saddle, backfill and restore pavement

Bore 2" CTS to grass area to manifold location

Drill seperate services to each building including a tee on west side, then core in floor of far west building.

We will try and stay out of parking lots, if we do we will coldpatch holes to restore.

We will do connections in each building

This quote is good for 30 Days

Proposal Total: 30,250.00

Please sign, date and return for acceptance. Fax Number (419) 636-7437. _____

Terms: Net 30

Agenda Review Form

Regular City Council – September 14, 2026

☐ Informational
☑ Action / Follow Up
☐ Not Approved

Prepared For	Staff Contact
City Council	Dep. Chief Creswell
Date Submitted	**Department**
September 9, 2026	Police

Subject

Oath of Office and Promotion to Police Officer for Bailey Brandly

Summary

After eighteen weeks of training to become a Police Officer, MPD Cadet, Bailey Brandly graduated from the Washtenaw Comm. College Police Academy on Sept. 11, 2026. She was sponsored to attend the academy by the MPD and is ready to begin her career in Morenci. As such, she will need to be administered her oath of office and promoted to full-time police officer for the City of Morenci.

Financial Impact

N/A-Budgeted

Budgeted	Amount:
Yes	Police Officer's starting wage is $27.82 per hr.

Recommendation

I recommend that Bailey Brandly be administered the Oath of Office as a Police Officer by City Adm./Clerk Jeff Bell.

I also recommend that Bailey Brandly be promoted from her status of Cadet to Full-Time Police Officer for the City of Morenci with an effective date of September 14, 2026 at a rate of $27.82 / HR.

Alternatives

N/A

Attachments

None

"One Team, One Town, One Family"
Morenci City Offices
118 Orchard Street
Morenci, MI 49256
(517) 458-6828

STATE OF MICHIGAN)
) SS
COUNTY OF LENAWEE)

I DO SOLEMNLY SWEAR THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES OF AMERICA AND THE CONSTITUTION OF THIS STATE AND THAT I WILL FAITHFULLY DISCHARGE THE DUTIES OF POLICE OFFICER IN AND FOR THE CITY OF MORENCI, COUNTY OF LENAWEE, AND THE STATE OF MICHIGAN ACCORDING TO THE BEST OF MY ABILITY.

_____
BAILEY BRANDLY

SUBSCRIBED AND SWORN BEFORE ME THIS 14TH DAY OF SEPTEMBER 2026.

_____
JEFF BELL, CITY ADMINISTRATOR/CLERK