

**NOTICE OF AWARD**

---

Date of Issuance: ~~July 03, 2025~~ **July 16th, 2025**

Owner:	Franklin County Board of County Commissioners	Owner's Contract No.:	
Architect:	BFBS Architects 2074 Centre Pointe Blvd, #200 Tallahassee, FL 32308	Architect's Project No.:	20000
Project:	Apalachicola Clinic, Franklin County Health Department	Contract Name:	
Bidder:	OliverSperry Renovation		
Bidder's Address:	401 Office Plaza Dr, Tallahassee, FL 32301		

**TO BIDDER:**

You are notified that Owner has accepted your Bid dated July 01, 2025 for the above Contract, and that you are the Successful Bidder and are awarded a Contract for **the** Apalachicola Clinic, Franklin County Health Department.

*The scope of work includes siding renovations and repairs to the Apalachicola Clinic, Franklin County Health Department, located in Apalachicola, Florida. The project will involve selective demolition, replacement of wood sheathing, installation of new vapor barriers, fiber cement trim, and associated components. All work shall be performed in accordance with the project specifications and applicable building codes, with an emphasis on improving the building's structural integrity, weather resistance, and overall appearance.*

*During the demolition process, all rotted, deteriorated, or damaged materials—including but not limited to plywood, insulation, and any other compromised building components—shall be completely removed and properly disposed of in accordance with local regulations. The general contractor is responsible for inspecting the exposed sheathing and structural elements and shall re-nail or re-secure all remaining plywood as required to meet the structural engineering standards and building codes applicable in the local jurisdiction. Any newly installed sheathing must also be fastened in compliance with these requirements to ensure structural integrity and code compliance. All work shall be performed with attention to safety, durability, and long-term performance of the building envelope. As a side note, there is one section of the building that has been previously patched with vinyl siding. This area is also to be removed as part of the scope of this project.*

*The residing project involves the comprehensive replacement of the existing exterior siding on the building. The scope of work includes the removal and proper disposal of the current siding and trim materials, followed by the inspection and replacement of any rotted or damaged sheathing uncovered during the process. A new vapor barrier will be installed to enhance the building's moisture resistance and overall energy efficiency. Additionally, any exterior elements obstructing the siding replacement—such as fixtures, vents, or trim—will be carefully removed and reinstalled upon completion of the siding work to ensure a seamless finish. The architect requires that all new siding installed as part of the project match the existing siding in both material and appearance. Any proposed deviations from the original siding must be submitted for review and receive written approval from the architect prior to installation. The intent is to preserve the architectural character and visual integrity of the building while ensuring that new materials blend seamlessly with the existing façade.*

*The exterior painting scope will include all existing components of the building that are currently painted 'white'. This includes, but is not limited to, the siding, fascia, soffits, exterior ceilings, metal columns, metal trusses, exterior flush metal doors and their frames, steel lintels, metal drip edges, and any stucco surfaces. All specified areas will be properly prepared and repainted to ensure a uniform and refreshed appearance. Items not to be painted as part of this project include existing windows, exterior downspouts, gutters, and any brick surfaces. These exclusions will be carefully protected during the painting process to avoid overspray or damage.*

*It should be noted that during the course of the project, when window trim is removed, the contractor is responsible for inspecting the condition and functionality of the trim to ensure it is properly diverting water away from the window assembly. If it is found that the existing trim is not effectively directing water or shows signs of deterioration, all affected sheet metal trim must be replaced. Replacement trim must be properly fabricated and installed to ensure long-term water management and protection of the building envelope. Any deficiencies identified during this inspection should be documented and reported for approval prior to replacement. This step is critical to preventing future water infiltration and maintaining the integrity of the window systems.*

*Unit Cost will be provided for insulation, sheathing, and wood studs as part of the project scope. Additionally, material allowances will cover approved siding materials and related components necessary for the successful completion of the work.*

The Contract Price of the awarded Contract is: \$141,900.00 - Units Cost: **Insulation** – \$150.00 / unit (materials & labor) **Sheathing** – \$138.00 / unit (materials & labor) **Wood Studs** – \$4.50 / LF (materials & labor)

Two (2) unexecuted counterparts of the Agreement accompany this Notice of Award, and one copy of the Contract Documents accompanies this Notice of Award or has been transmitted or made available to Bidder electronically. *Revise if multiple copies accompany the Notice of Award*

A set of the Drawings will be delivered separately from the other Contract Documents.

You must comply with the following conditions precedent within 15 days of the date of receipt of this Notice of Award:

1. Deliver to Owner two (2) counterparts of the Agreement, fully executed by Bidder.
2. Deliver with the executed Agreement(s) the Contract security *e.g., performance and payment bonds* and insurance documentation as specified in the Instructions to Bidders and General Conditions, Articles 2 and 6.
3. Other conditions precedent (if any):

Failure to comply with these conditions within the time specified will entitle Owner to consider you in default, annul this Notice of Award, and declare your Bid security forfeited.

Within ten days after you comply with the above conditions, Owner will return to you one fully executed counterpart of the Agreement, together with any additional copies of the Contract Documents as indicated in Paragraph 2.02 of the General Conditions.

Owner:

Rickey D. Jones  
Authorized Signature

By:

Title:

Rickey D. Jones  
CHAIRMAN, FRANKLIN CO. Bd. of Co. Comm.

Notice of Award.