



MARK PESTRELLA, Director

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

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ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

IN REPLY PLEASE

REFER TO FILE: **BRC-2**

September 8, 2025

**NOTICE TO BIDDERS "B"
FORMER HIGH DESERT HOSPITAL SITE
DEMOLITION PROJECT
PROJECT ID NUMBER: BRC0000602
SPECS NO. 7991**

This Notice to Bidders "B" adds a second Optional Pre-Bid Conference, clarifies certain portions of the Project Manual and forms a part of the contract documents.

Optional Pre-Bid Conference

A second Pre-Bid Conference is scheduled for September 15, 2025, at 10:00 AM. Please meet at the High Desert Hospital parking lot located at 44900 60th Street West, Lancaster, CA 93536.

PROJECT MANUAL

1. Refer to Section 00 03 00 - Form of Bid,

Delete in its entirety and **Replace** with the following:

Section 00 03 00 – Form of Bid (Attachment A).

2. Refer to Section 01 00 00 Project General Requirements

Delete in its entirety and **Replace** with the following:

Section 01 00 00 Project General Requirements (Attachment B).

3. **Delete** Section 00 07 00 – Item # 45, Section A 1-3 - Builders Risk Course of Construction Insurance.

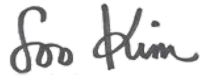
4. **Delete** Section 00 08 00 – Item # 7, Section A 1-3 – Installation Floater.

Also, attached is the Pre-Bid Conference Sign-in sheet dated 8/27/2025 (Attachment C).
Please notify your subcontractors to this effect.

If you have any questions, please contact Mr. Michael Sanchez, at (626) 300-2085 or misanchez@pw.lacounty.gov.

Very truly yours,

MARK PESTRELLA, PE
Director of Public Works



SOO KIM
Division Chief
Business Relations and Contracts Division

ATTACHMENT A

SECTION 00 03 00

FORM OF BID TO BE USED BY BIDDERS

The undersigned proposes to furnish all materials, labor, and equipment required for the construction to complete the Former High Desert Hospital Site Demolition Project, in accordance with Drawings and Specifications 7991, including addenda thereto, if any, adopted by the Board of Supervisors, and on file in the office of the Board of Supervisors, as follows:

The lowest bid price shall be determined by adding the following items: (1) Lump Sum Bid in Words + (2) Unit Prices Schedule 1-15 + (3) Extended Overhead Daily Rate x Multiplied by 30 days = Total Lump Sum Bid. Preference as stated in Section 00 01 00, 1.30, will be applied to the Total Lump Sum Bid, if applicable, to determine the final total bid amount.

1. LUMP SUM BID:

The lump sum bid for the work, including Best Management Practices (BMP), Construction and Demolition Debris Recycling, Mandatory Jobs Coordinator, and Community Workforce Agreement Cost Impact requirements complete according to the Drawings and Specifications, will be:

(\$ _____) (_____)
Lump sum bid in figures Lump sum bid in words

2. UNIT PRICES SCHEDULE:

1. Laborer:

\$ _____ per hour x 40 = \$ _____.
Base Estimate Quantity: 40 hours.

2. Tree Trimming, removal of minimum 50% of tree canopy, up to 6" Diameter at Breast Height:

\$ _____ per tree x 10 = \$ _____.
Base Estimate Quantity: 10 trees

3. Tree Trimming, removal of minimum 50% of tree canopy, > 6" to 12" Diameter at Breast Height:
\$_____ per tree x 10 = \$_____.
Base Estimate Quantity: 10 trees
4. Tree Trimming, removal of minimum 50% of tree canopy, > 12" to 24" Diameter at Breast Height:
\$_____ per tree x 10 = \$_____.
Base Estimate Quantity: 10 trees
5. Tree Trimming, removal of minimum 50% of tree canopy, > 24" Diameter at Breast Height:
\$_____ per tree x 10 = \$_____.
Base Estimate Quantity: 10 trees
6. 6' High Fencing with screening:
\$_____ per linear foot x 200 = \$_____.
Base Estimate Quantity: 200 linear feet.
7. Removal and disposal of sewer lines up to 4":
\$_____ per linear foot x 100 = \$_____.
Base Estimate Quantity: 100 linear feet.
8. Removal and disposal of sewer lines > 4":
\$_____ per linear foot x 100 = \$_____.
Base Estimate Quantity: 100 linear feet.
9. Removal and disposal of water lines up to 4":
\$_____ per linear foot x 100 = \$_____.
Base Estimate Quantity: 100 linear feet.
10. Removal and disposal of water lines > 4":
\$_____ per linear foot x 100 = \$_____.
Base Estimate Quantity: 100 linear feet.
11. Removal and disposal of electrical utilities and duct banks:
\$_____ per linear foot x 100 = \$_____.
Base Estimate Quantity: 100 linear feet.

12. Removal and disposal of irrigation lines:

\$_____ per linear foot x 100 = \$_____.
Base Estimate Quantity: 100 linear feet.

13. Removal and disposal of underground steam:

\$_____ per linear foot x 100 = \$_____.
Base Estimate Quantity: 100 linear feet.

14. Tree Removal, including roots <12" Diameter at Breast Height:

\$_____ per tree x 2 = \$_____.
Base Estimate Quantity: 2 trees

15. Tree Removal, including roots >12" to 24" Diameter at Breast Height:

\$_____ per tree x 2 = \$_____.
Base Estimate Quantity: 2 trees

Grand Total Unit Prices Schedule Items 1-15 \$_____

3. EXTENDED OVERHEAD DAILY RATE:

The daily rate for the sum of the Contractor's field office and home office overhead applicable to this project, for each day of compensable delay will be:

(\$_____) (_____)
Daily rate in figures Daily rate in words

4. COUNTY PROGRAM PREFERENCE:

The Local Small Business Enterprise Program Preference is provided by the County for purposes of bid evaluation only, as specified in Article 1.30 of Section 00 01 00. If Bidder is a qualifying Local Small Business Enterprise, check "yes" in the box below. Section 00 04 38 Request for County Program Preference Consideration must be submitted at the time of bid with a copy of the certification letter issued by the County of Los Angeles Department of Consumer and Business Affairs. If non-qualifying, check "no" in the appropriate box.

LSBE Yes No

5. RECEIPT OF NOTICE TO BIDDERS: (IF APPLICABLE)

I hereby certify and declare that I have received, reviewed and incorporated Notice to Bidders A dated August 26, 2025 and Notice to Bidders B dated September 8, 2025 into my bid.

Executed this day of _____ (Month and Year)

By: _____
(Authorized Signature of a Principal Owner, Officer, or Manager)

NOTE: Any alteration or addition to the Form of Bid may invalidate same. All blank spaces shall be filled out completely. Line out nonapplicable blanks. An incomplete form may invalidate bid. The County reserves the right to waive any informalities or to reject any or all bids or to accept any alternatives when called for.

I (We) certify that on _____, 20____, License No. _____, license classification(s) _____, was issued to me (us), in the name of _____, by the Contractors' State License Board, pursuant to California Statutes of 1929, as amended, and that said license has not been revoked.

Firm Ownership Information

Check where applicable:

- 1. Minority-Owned
- Woman-Owned
- Disadvantaged-Owned
- Disabled Veteran-Owned
-

Race/Ethnic Composition

For statistical purposes only.

- Black/African American
- Hispanic/Latino
- Asian or Pacific Islander
- Native Americans
- Subcontinent Asian
- LGBTQQ-Owned
- White

- 2. An individual
- A corporation. Name _____
state or territory of
Incorporation _____
- A copartnership
- A joint venture

If a copartnership or joint venture, list names of individuals comprising same below

Date signed _____, 20____

Respectfully submitted,

Place _____
City and State

Firm Name (if applicable)

Bidder's address, E-mail address, and telephone:

Number and Street

Signature and Print Name

City and State Zip Code

Title and E-mail Address

Telephone

Signature and Print Name

Fax

Title and E-mail Address

ATTACHMENT B

SECTION 01 00 00

PROJECT GENERAL REQUIREMENTS

Part 1 - General

1.01 Description

- A. Scope of the Contract (1.02)
- B. Permanent Utility Services (1.03)
- C. Work not Included (1.04)
- D. Drawings (1.05)
- E. Time of Completion (1.06)
- F. Long Lead Time Materials and Equipment (1.07)
- G. Liquidated Damages (1.08)
- H. Examination of Site and Work (1.09)
- I. Cooperation (1.10)
- J. Restrictions to the Work (1.11)
- K. Cutting and Patching (1.12)
- L. Air Quality Management District Rules (1.13)
- M. Shop Drawings (1.14)
- N. Cleaning (1.15)
- O. Existing Utility Lines (1.16)
- P. Protective Measures (1.17)
- Q. Project Administration (1.18)
- R. Best Management Practices (BMP) Requirements (1.19)
- S. Work In Progress Under Other Contracts (1.20)

1.02 Scope of the Contract

A. Work to be done under the Contract consists of furnishing all materials, all equipment, and performing the Work required by these Specifications and the Drawings hereinafter, described and necessary, to complete the High Desert Former Hospital Site Demolition Project.

B. The scope of this project involves the complete demolition of the Former High Desert Hospital campus and preparation of the site for future development. This work includes but not limited to the following:

The main High Desert Hospital building, all surrounding ancillary and support buildings, and two trailers will be completely demolished and removed.

All areas containing asbestos and other hazardous materials identified in the provided hazmat report must be professionally abated, removed, and transported off-site by a qualified, licensed asbestos and hazardous materials contractor.

All existing thirty-one containers must be hauled off-site. Any remaining rubbish within the buildings and on the site must also be removed.

The site must be prepared for long-term (5+ years) stormwater management per plan. This includes the creation of two stormwater basins and associated access roads, as detailed in the project plans.

The entire site must be secured with fencing per plans.

All Joshua trees on the site must be protected in accordance with the requirements of the Public Works (PW) environmental consultant. The IS/MND specifies a 50-foot no-disturbance buffer around the Joshua tree. Upon review, implementing a full 50-foot buffer may restrict demolition of nearby structures. An appropriate buffer distance can be determined based on field conditions, provided that the protection objectives outlined in the IS/MND are fully met. As part of planning, the environment consultant recommend developing a contingency plan to mitigate the potential loss of the tree due to root compaction within the buffer zone.

Trees must be trimmed back prior to February 2026, following the specifications provided by the PW environmental consultant. Prior to February, the Contractor shall remove all designated trees in their entirety, including trunks, branches, foliage, flower stalks, and any other features that could support bird nesting. Construction monitoring from Public Works environmental consultant may be required depending on site conditions and the presence of sensitive resources. If any of the following conditions are uncovered, the contractor must notify Public Works immediately.

- **MM-CUL-1:** If archaeological resources are uncovered during excavation, a qualified archaeologist must evaluate the find and determine whether additional monitoring of grading activities is needed.
- **MM-GEO-1:** If paleontological resources are discovered, a qualified paleontological monitor must assess the find and oversee recovery of specimens.
- **PDF-7:** If construction activities that could impact roosting bats (e.g., tree removal, pruning, or work near roosting structures) cannot avoid the mating season (March 1 – July 31), a qualified biologist must conduct a bat survey at least 1 week before construction begins.

Prior to the start of demolition, contractors are required to verify all site conditions and utilities.

The Medical Examiner is expected to vacate the site in April 2026. The start of all construction work affecting Medical Examiner's operations must be coordinated to begin after this date.

1.03 Permanent Utility Services

The Work shall include all operations necessary to place required utility services in operating condition, including service lines from points of connection shown on Drawings, permanent meters, connections, and inspections. The work (when so scheduled) includes installation of telephone conduit, backboards, and terminal cabinets as shown, and cooperation with the serving utility company for the installation of other telephone equipment and cables. The County will arrange and pay for telephone switchboards, instruments, and cables.

All other expenses in connection with utility service installations shall be borne by the Contractor; however, upon receipt of certified cost statements, the County will reimburse Contractor for all charges made by serving companies in connection with permanent utility service installations.

Drawing notes and/or specification provisions of trade sections concerning utilities shall take precedence over the foregoing provisions.

1.04 Work Not Included

All items indicated on the Drawings as "N.I.C." (not in contract).

1.05 Drawings

The Work shall conform to the Drawings entitled High Desert Former Hospital Site Demolition with sheet numbers and titles as listed on Sheet No. 1 of the Drawings.

1.06 Time of Completion

- A. The work to be performed under the contract shall be completed within 330 calendar days, beginning with the date stipulated in the written notice to proceed issued by the Director.
- B. Failure to complete the work by the identified completion date will be subject to the Liquidated Damages identified in Paragraph 1.08.
- C. Final Payment Request shall be submitted within twenty (20) days after completion of the contract work, including all punch list items and project closeout documents.

1.07 Long Lead Time Materials and Equipment

- A. The Contractor shall make every effort to demand of his Subcontractors and suppliers, relative to long lead time items, that they order such items well in advance of the scheduled time of installation. Time extensions for late ordering of such materials will not be allowed.

1.08 Liquidated Damages

- A. All time limits stated in the Contract Documents are of the essence of the Contract and should the Contractor fail to complete the work required to be done on or before the time of completion as set forth in these specifications, including any authorized extension of time, it is mutually understood and agreed by and between the awarding entity and the Contractor that the use by the public of the Contract Work will be correspondingly delayed, and that by reason thereof, the awarding entity and the public will necessarily suffer great damages; that such damages from the nature of the case will be extremely difficult and impractical to fix; and that the awarding entity and the Contractor have endeavored to fix the amount of said damages in advance as follows:
 - 1. The sum of \$2,000 a day for each day's delay in the completion of the work beyond the time limit stipulated in Paragraph 1.06.
- B. It is further mutually understood and agreed by and between the awarding entity and the Contractor that the sum of liquidated damages set forth above will be additive to a total of \$2,000 a day for each and every day's delay in the event that the time limits, as hereinbefore specified, are concurrently exceeded. Any authorized extensions of time will be added to the time limits stipulated.

- C. The Extended Overhead Daily Rate is not applicable when it is determined that liquidated damages apply due to a Contractor's delay.

1.09 Examination of Site and Work

- A. Bidders must examine the location, physical conditions, and surroundings of the proposed Work and judge for themselves the extent to which these factors will influence the performance of the Contract Work.
- B. The plans for the Work show conditions as they are supposed or believed by the Department to exist, but it is not intended, or to be inferred, that the conditions as shown thereon constitute a representation, express or implied by the County or its officers, that such conditions are actually existent, nor shall the Contractor be relieved of the liability under his Contract, nor the County, or any of its officers, be liable for any loss sustained by the Contractor as a result of any variance between conditions as shown on the plans or referred to in the Specifications and the actual conditions revealed during the progress of the Work.
- C. The County will conduct an optional prebid conference and job walk of the project site on **AUGUST 27, 2025 at 11AM** and on **SEPTEMBER 15, 2025 at 10AM.**

1.10 Cooperation

In the entrance and exit of all workers and in bringing in, storing, or removing of materials and the erection and maintenance of equipment and in the manner and time of prosecuting the work, the Contractor shall cooperate with those in authority on the premises to prevent the entrance of those whose presence is forbidden or undesirable, and he shall observe all rules and regulations in force on the premises and avoid undue interference with the convenience, sanitation, and routine of County departments occupying the premises.

- Plan and coordinate material and labor access to site by providing sufficient notice to the County at a minimum of 48 hours.
- Tool check at entry and exit including any break. Maintain a daily inventory of tools and materials stored at site.
- Coordinate Contractor's schedule to minimize impacts to County daily operations.

1.11 Restrictions to the Work

- A. The Department reserves the right to determine which of the Contractor's operations are noise, dust, or dirt producing, or which disrupt utility service, or which constitute blocking of passageways, exits, entrances, etc., or which in any way constitute an interference in the proper function of the building.
- B. Contractor shall maintain clear access to all protection equipment at all times, including access to fire hydrants.
- C. Control of Tools: During the progress of the work, all hand tools, including power driven hand tools, cables, ropes, and other implements shall be transported and retained, except when in use in an approved locked toolbox. Care shall be taken that no tool or equipment is left unguarded or left where it might be taken by an unauthorized person.
- D. All work by the Contractor is subject to inspection at any time and without notice by the County.
- E. The working hours are Monday through Friday between 7:00 a.m. to 4:00 p.m. unless otherwise specified by the County.

1.12 Cutting and Patching

The Contractor shall perform all cutting, patching, and finishing operations occasioned by the Work under the Contract, whether or not such operations are indicated on the Drawings or specifically mentioned in the various sections of the Specifications. All such operations shall be performed in the best practices of the various trades involved and to the satisfaction of the Department. All patching and finishing materials shall match existing adjacent surfaces in every respect, including design, type and quality of materials, finish, and color. Cutting, patching, and finishing shall include all such operations in existing areas required by the Work under the Contract.

1.13 Air Quality Management District Rules

The Contractor shall become familiar with requirements of the South Coast Air Quality Management District Rules 50, 66, 66.I, 66.2, 403, and 1113. The Contractor is responsible for conforming to and using materials which meet the requirements of the above-specified rules. The Contractor shall procure all SCAQMD permits required for the installation and operation of the generator.

1.14 Shop Drawings

Furnish shop drawings as required in the various sections of the Specifications or as requested by the Department. Unless otherwise specified, submit one (1) digital copy of shop drawings to the Department for review. One (1) digital copy will be returned to Contractor marked "no exceptions noted" or "exceptions noted." If changes are required, one (1) copy of corrected shop drawings shall be delivered to the Department. Shop drawings shall be of sufficient size and scale to clearly show all details; shop drawings of millwork and cabinet work shall show molding full size. No materials shall be furnished or Work done on items requiring shop drawings prior to acceptance. Acceptance of shop drawings shall not relieve the Contractor from responsibility for deviations from the Contract Documents, nor from responsibility for errors or omissions of any sort in the shop drawings. Neither does such acceptance relieve the Contractor from his responsibility for the correct installation, or for the proper operation in service, of items requiring shop drawings.

1.15 Cleaning

During progress of Work and upon completion of each part of the Work as defined by the sections into which these Specifications are divided or as separated by the various trades involved in the Work, each area shall be cleaned of debris emanating from the Work. The Contractor shall remove excess materials, waste, rubbish, and debris, and his construction and installation equipment from the premises. Any dirt and stains caused by the Work under the Contract shall be removed from the surfaces of the structures and from equipment and fixtures. Final acceptance of the Work done under these Specifications will not be given until the cleaning has been inspected and approved by the Department.

1.16 Existing Utility Lines

Except as indicated on the Drawings or in the Specifications, the Contractor will not be liable for the rerouting of existing active underground lines, which may be discovered during the progress of the Work.

1.17 Protective Measures

The Contractor shall provide and maintain substantial and adequate protection as may be required to protect new and existing Work and all items of equipment and furnishings for the entire duration of Work.

The Contractor shall repair or make good any and all damage or loss he may cause to the building or other County property to the full satisfaction of the Department.

1.18 Project Administration

All materials supplied and all Work done by the Contractor shall be under the general administration of the Department and in accordance with the Drawings and Specifications.

1.19 Best Management Practices (Bmp) Requirements

A. The Contractor shall comply with Section 01 57 00 (for projects less than one acre), Section 01 57 00 (for projects greater than one acre), the Los Angeles County Department of Public Works Construction Site Best Management Practices (BMP's) Manual, latest edition. A copy of the BMP Manual can be obtained at the Los Angeles County Department of Public Works Cashier's Office, 900 South Fremont Avenue, Alhambra, CA 91803, (626) 458-6959.

B. Related Work: Cleaning; Section 01 74 23.

1.20 Work in Progress Under Other Contracts

It is anticipated that the work of the County may be concurrently in progress with the work of this contract. Refer to General Conditions articles, "Other Contracts" and Cooperation with Others."

* * * *

ATTACHMENT C

County of Los Angeles
Department of Public Works
Former High Desert Hospital Site Demolition Project (Spec. 7991)
August 27, 2025 @ 11:00 a.m.

Pre-Bid Conference Sign-In Sheet

Name	Company Name	Prime or Sub Contractor	E-mail Address	Phone
ALBERTO SANCHEZ	RESOURCE ENV.	PRIME	bids@resource-env.com	562-468-7000
Jim Ruwan	JRK Demo	Sub	Jim@JRKdemo.com	951 4755600
Steven Scherbach	Resource Env.	PRIME	bids@resource-env.com	(714) 321-0748
John V. Burgess II	EpiK Engineering	Prime	john@epikengineering.com	(661) 965-0677
Joshua Lee	MTM Construction	Prime	joshua.lee@mtm-inc.us	(626) 833-9426
Noor Loga	CVE Dem	Sub	Noor1@CVELCorp.com	619-643-9922
Colby Fimple	EVE Dem	Sub	colbyf@CVELCorp.com	44-597-0521
Cliff Shirley	NORTHSTAR CONTRACTING	PRIME	Cshirley@Northstar.com	949.275-0172
Miguel Hernandez	Interior Demolition inc	Prime	miguel@interior-demolition.net	818-213-9928
Jimmy O'Brien	James McMan Inc.	Prime	jimmy@gmail.com	951-470-6275
Daniel Macias	IDR	Prime	Daniel@IDR Demo.com	951 870 9110
Alan Lopez	AMPCO	Prime	alopez@amprocontracting.com	(714) 269-9889

County of Los Angeles
 Department of Public Works
 Former High Desert Hospital Site Demolition Project (Spec. 7991)
 August 27, 2025 @ 11:00 a.m.

Pre-Bid Conference Sign-In Sheet

Name	Company Name	Prime or Sub Contractor	E-mail Address	Phone
Rafael Solorio	VERTIX CIVIL	PRIME	rafael.solorio@vrtxcivil.com	(714) 624-6751
Shane McRae	MP Environmental	Prime	smcrae@mpenviro.com	661 393 1151
Daniel Sanchez	MP Environmental	Prime / sub	dsanchez@mpenvironmental.com	559-999-5427
Khaleel Obaidi	Pentor Wrecking	Not yet decided	kobaidi@pentorwrecking.com	(341) 208-8911
Francis Anguiano	Harbor recycling	SUB	Harbor recycling@yahoo.com	714) 932-3251
Ricardo G. Serna	STIS	SUB	rguerra@stisandenviro.com	-
Brady A. O'Neill	JJIS	sub	boneill@jjandsenviro.com	-
Brandon Brockway	Clauss Construction	Prime	estimator@claussconstruction.com	619-390-4940
Steve Navarro	Coast Construction Group	Prime	snavarro@coast-group.com	661 916 4539
David DePue	DePue Const	Prime	david@depuest.com	(310) 930 2305
Curtis Martin	Ground Breakers	Sub	cmartin@gbreakers.com	661-893-1222

County of Los Angeles
 Department of Public Works
 Former High Desert Hospital Site Demolition Project (Spec. 7991)
 August 27, 2025 @ 11:00 a.m.

Pre-Bid Conference Sign-In Sheet

Name	Company Name	Prime or Sub Contractor	E-mail Address	Phone
BRANT DAVIS	FORCE Demolition	PRIME	bdavis@forcedemolitionenc.com	714-699-6365
Walter Mejia	Precision Environmental	prime	walter@precisionenv.com	951 588-4322
Emmanuel Torres	Bayview Spv	SUB	ETORRES@BAYVIEWSERVICES.com	951 236-2753
Honorio Garcia	Katch Environmental	Prime	paul@katchenvironmental.com honorio@katchenvironmental.com	(559) 916-2497 559)260-2992