

# CLOSTER PUBLIC SCHOOLS

340 Homans Avenue, Closter, New Jersey 07624

Phone: (201) 768-3001 | [www.closterschools.org](http://www.closterschools.org)

## BID SPECIFICATIONS

### INTERIOR AND EXTERIOR DOOR REPLACEMENT

#### Hillside Elementary School and Tenakill Middle School

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*Bid Advertisement pursuant to N.J.S.A. 18A:18A-21 and P.L. 2025, c.72*

#### SECTION 1 — NOTICE TO BIDDERS

Notice is hereby given that the Closter Board of Education, in the County of Bergen, State of New Jersey, pursuant to N.J.S.A. 18A:18A-1 et seq. (Public School Contracts Law), will receive sealed bids for the following:

#### INTERIOR AND EXTERIOR DOOR REPLACEMENT

##### Hillside Elementary School and Tenakill Middle School

Sealed bids will be received at the Office of the School Business Administrator, Closter Board of Education, 340 Homans Avenue, Closter, New Jersey 07624, up to:

**WEDNESDAY, JULY 8, 2026 AT 10:00 AM**

Bids will be publicly opened and read aloud immediately thereafter. Bid advertisements are posted on the District website in accordance with P.L. 2025, c.72 and N.J.S.A. 18A:18A-21.

Bid documents may be obtained at the Office of the School Business Administrator during regular business hours (8:30 AM – 3:00 PM, Monday through Friday, excluding holidays). Bids must be submitted in a sealed envelope clearly marked:

**"BID – INTERIOR AND EXTERIOR DOOR REPLACEMENT"**

The Closter Board of Education reserves the right to reject any or all bids pursuant to N.J.S.A. 18A:18A-22, and to waive any informalities as permitted by law. The contract shall be awarded to the lowest responsible bidder in accordance with N.J.S.A. 18A:18A-36.

**Contact:** Floro M. Villanueva Jr., School Business Administrator/Board Secretary, and Joseph Scaglione ([ScaglioneJ@nvnet.org](mailto:ScaglioneJ@nvnet.org)), Supervisor of Buildings and Grounds

## SECTION 2 — GENERAL TERMS AND CONDITIONS

### 2.1 Legal Authority

This bid is issued pursuant to N.J.S.A. 18A:18A-1 et seq. (Public School Contracts Law). All bidders must comply with all applicable laws, statutes, regulations, and ordinances of the State of New Jersey, including but not limited to:

- N.J.S.A. 18A:18A-1 et seq. — Public School Contracts Law
- N.J.S.A. 18A:18A-21 — Bid Advertisement Requirements (as amended by P.L. 2025, c.72)
- N.J.S.A. 18A:18A-22 — Rejection of Bids
- N.J.S.A. 18A:18A-36 — Award to Lowest Responsible Bidder
- N.J.A.C. 5:34 — Local Public Contracts Law Administrative Code
- P.L. 2025, c.180 — As applicable to contract terms

### 2.2 Bid Security

Each bid must be accompanied by a bid bond or certified check made payable to the Closter Board of Education in an amount equal to ten percent (10%) of the total bid price, but not to exceed Twenty Thousand Dollars (\$20,000.00), pursuant to N.J.S.A. 18A:18A-24.

### 2.3 Performance Bond

The successful bidder will be required to furnish a Performance Bond equal to one hundred percent (100%) of the contract amount, pursuant to N.J.S.A. 18A:18A-25.

### 2.4 Prevailing Wage

This project is subject to the New Jersey Prevailing Wage Act, N.J.S.A. 34:11-56.25 et seq. The contractor and all subcontractors must pay workers no less than the prevailing wage rates established by the New Jersey Department of Labor and Workforce Development for all trades involved.

### 2.5 Insurance Requirements

The contractor shall obtain and maintain, at its own expense, the following minimum insurance coverage throughout the duration of the contract:

- Commercial General Liability: \$1,000,000 per occurrence / \$2,000,000 aggregate
- Workers' Compensation: As required by N.J.S.A. 34:15-1 et seq.
- Employer's Liability: \$500,000 per occurrence
- Automobile Liability: \$1,000,000 combined single limit

The Closter Board of Education shall be named as an additional insured. Proof of insurance, in the form of a Certificate of Insurance, must be submitted prior to execution of the contract.

## **2.6 DPMC Classification**

Pursuant to N.J.S.A. 18A:18A-26, in order to be eligible to submit a Bid for the Project, the Bidder shall be classified by the New Jersey Department of the Treasury, Division of Property Management and Construction in at least one of the following trades:

### **[C011 Doors and Hardware]**

In addition, the Bidder shall be classified in, or engage a properly classified subcontractor for each trade in which the Bidder is not so classified. All subcontractors shall be named in the spaces provided below. By indicating the subcontractors below, the Bidder certifies that if awarded the bid, the subcontractors listed below will be awarded subcontracts.

**(1) Major Trade Subcontractors**  
**General Construction**

Name of Subcontractor: \_\_\_\_\_

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**Structural Steel**

Name of Subcontractor: \_\_\_\_\_

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**Plumbing**

Name of Subcontractor: \_\_\_\_\_

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**HVACR**

Name of Subcontractor: \_\_\_\_\_

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**Electrical**

Name of Subcontractor: \_\_\_\_\_

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**(2) Specialty Trade Subcontractors**

**(Insert Specialty Trade)**

Name of Subcontractor: \_\_\_\_\_

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**(Insert Specialty Trade)**

Name of Subcontractor: \_\_\_\_\_

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**(Insert Specialty Trade)**

Name of Subcontractor: \_\_\_\_\_

**EACH OF THE SUBCONTRACTORS SHALL BE QUALIFIED IN ACCORDANCE WITH N.J.S.A. 18A:18A-26. ALL PREQUALIFICATION DOCUMENTATION REQUIRED FOR THE BIDDER SHALL ALSO BE SUBMITTED FOR EACH SUBCONTRACTOR LISTED ABOVE.**

## **2.7 Business Registration Certificate**

All bidders must submit a copy of their New Jersey Business Registration Certificate pursuant to N.J.S.A. 52:32-44. Failure to submit this certificate may be grounds for rejection of the bid.

## **2.8 Affirmative Action**

The contractor shall comply with all applicable equal employment opportunity requirements, including N.J.S.A. 10:5-31 et seq. and N.J.A.C. 17:27. The contractor shall submit a completed Exhibit B (Mandatory Equal Employment Opportunity Language) with the bid.

## **2.9 Disclosure Requirements**

Bidders must submit the following with their bid:

- Bid Bond or Certified Check (10% of bid, not to exceed \$20,000) — N.J.S.A. 18A:18A-24
- Non-Collusion Affidavit — N.J.S.A. 52:34-15
- Stockholder Disclosure Certification — N.J.S.A. 52:25-24.2
- Political Contribution Disclosure Form (if applicable) — N.J.S.A. 19:44A-20.4
- Certification Regarding Debarment (Executive Orders 12549 and 12689), if federally funded Affidavit of No Material Adverse Change together with following attachments as to the bidder and the subcontractors in the five major branches of work and all specialty trades for which classification is required:
  - Notice of Classification from DPMC, as issued by the State of New Jersey, Department of Treasury, Division of Property Management and Construction (DPMC).
  - Total Amount of Uncompleted Contracts, DPMC Form 701.
  - Public Works Contractor Registration Act Certificate.
- Disclosure of Investment Activities in Iran/Certification of Non-Involvement in Prohibited Activities in Russia or Belarus
- Business Registration Certificate — N.J.S.A. 52:32-44
- Certificate of Authority (non-NJ Corporations only)
- State of New Jersey Debarred List Affidavit
- Certificate of Insurance (Meeting requirements of Section 2.5 above)
- Affirmative Action Evidence — N.J.A.C. 17:27
- Asbestos Acknowledgement Form
- Sworn Contractor Certification
- Proposed Project Schedule
- List of at least three (3) completed similar projects with references (name, address, phone, project value)

## **2.10 Award of Contract**

The contract will be awarded by resolution of the Closter Board of Education to the lowest responsible bidder, in accordance with N.J.S.A. 18A:18A-36. The Board reserves the right to award by individual school site or as a combined award, whichever is in the best interest of the District.

## **2.11 Form of Agreement**

The contract shall be comprised of the Notice to Bidders, Instructions to Bidders, Bid Specifications, any amendments and clarifications, diagrams, the bidding documents, Standard Form of Agreement between Owner and Contractor, AIA Document 101, as revised by the Owner, General Conditions of the Contract for Construction, AIA Document A201, as revised by the Owner, all supplementary and additional conditions of the Contract and any addenda thereto. The Owner reserves the right to substitute the CM/a editions of AIA Documents as revised by the Owner in the event the Owner decides to retain the services of a Construction Manager. The bidder to whom the contract is awarded shall, within ten days from receipt of the Agreement between Owner and Contractor from the Board, sign and return the contract to the Owner.

## **2.12 Rejection of Bids**

The Board reserves the right to reject any or all bids pursuant to N.J.S.A. 18A:18A-22, including in the event the lowest bid substantially exceeds the District's appropriation for the project.

## **2.13 Project**

The project shall begin no later than ten (10) weeks after the date of the Notice of Award of Contract. The project shall be completed within three (3) months after the start date.

The completion period may be extended only with prior written authorization and approval by the District. Such an extension will be considered only when material lead time requires it. The Contractor must submit the request in writing, with documentation of the lead time, before the original completion date.

All time limits stated in the contract are of the essence.

## **2.13 Liquidated Damages**

Since the actual damages suffered by the Owner are incapable of precise calculation, the Contractor agrees that the following amount is a fair and reasonable method of measuring the damages suffered by the Owner for each calendar day the project is delayed.

In the event the project is not completed and the building ready for reoccupancy on the date specified in the contract documents, the Contractor shall pay the Owner the sum of **\$500.00** as liquidated damages, not as a penalty, for each calendar day the project is delayed.

## **SECTION 3 — SCOPE OF WORK**

### **3.1 General Requirements**

The contractor shall furnish all labor, materials, equipment, tools, and supervision necessary to complete the following work at both school sites as specified herein. All work shall be performed in compliance with applicable building codes, fire codes, ADA requirements, and the specifications set forth in this document.

The scope of work includes, but is not limited to, the following for each location specified:

- Removal of existing doors, frames (where indicated), and related hardware
- Furnishing and installation of new doors, frames (where indicated), hardware, and glazing per specifications
- Disposal of all removed materials in accordance with applicable regulations
- Patching, touch-up painting, and restoration of surfaces disturbed during installation
- All work must be performed during non-school hours or as directed by the Supervisor of Buildings and Grounds to minimize disruption to school operations

### **3.2 Standards and Codes**

All materials and installations shall comply with:

- International Building Code (IBC) as adopted by New Jersey
- NFPA 80 — Standard for Fire Doors and Other Opening Protectives
- NFPA 101 — Life Safety Code
- Americans with Disabilities Act (ADA) Accessibility Guidelines
- New Jersey Uniform Construction Code (N.J.A.C. 5:23)
- Underwriters Laboratories (UL) listings where required
- Factory Mutual (FM) listings where required

### **3.3 Permits and Inspections**

The contractor shall obtain all necessary permits and arrange all required inspections. The cost of all permits shall be included in the bid price. All work shall be subject to inspection and approval by the District and applicable authorities having jurisdiction.

### **3.4 Project Timeline**

The contractor shall complete all work per a schedule to be agreed upon with the Supervisor of Buildings and Grounds. Work is anticipated to be completed during the summer recess or school breaks. The contractor shall submit a proposed schedule with the bid.

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## **SECTION 4 — TECHNICAL SPECIFICATIONS**

**General Product Requirements and Quality of Products/Goods Use:**

All products and goods used in the project shall be new and covered by the applicable manufacturer's warranty. Where a brand name is specified in the specifications, the Bidder may use an equivalent brand, provided the procedures set forth in the specifications are followed. Any bidder intending to use an equivalent brand must supply proof of equivalence either prior to, or along with, its bid submission.

## **PART A — HILLSIDE ELEMENTARY SCHOOL**

340 Homans Avenue, Closter, New Jersey 07624

### **Item I — Gymnasium Doors (Rooms A126, A113, and C130)**

Remove the existing doors and install the following:

**A. Doors:**

- Six (6) Pair Forte GPD plain sliced red oak doors with 5" x 20" vision lites x 60 min. W.H.I. fire rating x factory stain finish
- Room A126: Two (2) Pairs
- Room A113: One (1) Pair
- Room C130: Three (3) Pairs

**B. Hardware:**

- Twelve (12) Ives 224HD x US28 continuous hinges
- Six (6) Von Duprin 9927L-F-2-SI-LBR x US26D surface rod exit devices
- Six (6) Von Duprin 9927EO-F-LBR x US26D surface rod exit devices
- Twelve (12) LCN 4111 S Cush x SP28 door closers
- Twelve (12) Rockwood 8" x 2" L.D.W. x US26D kick plates
- Six (6) Schlage 80-102 x US26D cylinders
- Six (6) Schlage XB11-979 thumbturn cylinders x US26D

**C. Glazing:**

- 1/4" WireLite NT

### **Item II — Vestibule Doors (Room C153)**

Remove the existing doors and install the following:

**A. Doors:**

- One (1) Pair Forte plain sliced red oak doors with 5" x 20" vision lites x factory stain finish

**B. Hardware:**

- Two (2) Ives 224HD x US28 continuous hinges
- Two (2) Rockwood 110 x 70C x US32D pull plates
- Two (2) Rockwood 70C x US32D push plates
- Two (2) LCN 4111 S Cush x SP28 door closers
- Two (2) Rockwood 8" x 28" x US32D kick plates

**C. Glazing:**

- 1/4" Clear tempered safety glass

**Item III — Classroom Doors (Rooms C146, C148, and C149)**

Remove the existing doors and install the following:

**A. Doors:**

- Three (3) Forte plain sliced red oak doors with 5" x 290" metal vision lites x W.H.I. 20 min. fire rating x factory stain finish

**B. Hardware:**

- Three (3) Ives 224HD x US28 continuous hinges
- Three (3) LCN 4111 S Cush x SP28 door closers
- Three (3) Rockwood 8" x 34" x US32D kick plates
- Note: Reuse existing cylindrical locksets

**C. Glazing:**

- 1/4" WireLite NT

**Item IV — Faculty and Student Bathroom Doors (Room C131)**

Remove the existing doors and install the following:

**A. Doors:**

- Two (2) Forte plain sliced red oak flush doors x factory stain finish

**B. Hardware:**

- Two (2) Ives 224HD x US28 continuous hinges
- Two (2) LCN 4111 S Cush x SP28 door closers
- Two (2) Rockwood 8" x 26" x US32D kick plates

**Note: Hillside Elementary School — Items I through IV encompass all door replacement work.**

## **PART B — TENAKILL MIDDLE SCHOOL**

275 High Street, Closter, New Jersey 07624

### **Item I — Main Gymnasium and A200 Corridor Doors (4 Pairs Required)**

Remove the existing doors and install the following:

#### **A. Doors:**

- Four (4) Pair Forte GPD plain sliced red oak doors with 5" x 20" metal vision lites x 60 min. W.H.I. fire rating x factory stain finish

#### **B. Hardware:**

- Eight (8) Roton 780-224HD x gold continuous hinges
- Four (4) Von Duprin 9927L-F-2SI-LBR x US3 surface rod exit devices
- Four (4) Von Duprin 9927EO-F-LBR x US3 surface rod exit devices
- Eight (8) LCN 4111 S Cush x light bronze door closers
- Eight (8) Rockwood 8" x 34" x US3 kick plates
- Four (4) Schlage XB11-979 thumbturn cylinders x US3
- Note: Owner to supply cylinders for Item I

#### **C. Glazing:**

- 3/16" Pyran Platinum F

### **Item II — Nurse's Office and B-Wing Rooms (Nurse, B103, B101, B121 [2], B120, B118, B217, B216, B207, B201, B219, and B218)**

Remove the existing doors and install the following:

#### **A. Doors:**

- Fourteen (14) Forte plain sliced red oak doors with 5" x 20" metal vision lites x 20 min. W.H.I. fire rating x factory stain finish

#### **B. Hardware:**

- Thirty-nine (39) McKinney TA2714NRP x US3 hinges
- Thirty-nine (39) LCN 4111 EDA x light bronze door closers
- Thirty-nine (39) Rockwood 8" x 2" L.D.W. x US3 kick plates
- Thirty-nine (39) Rockwood 409 x US3 wall stops
- Note: Reuse existing cylindrical locksets for Items II and III

#### **C. Glazing:**

- 3/16" Pyran Platinum F

**ALTERNATE NUMBERS 1, 2, 3, 4, 5 — Stock Room and B-Wing Rooms (Stock Room 2, B112, B220, B211, and B202)**

In addition to the Base Bid (Items I and II), the Bidder shall provide separate pricing for each of the following Alternates. Each Alternate shall be priced independently and shall include all labor, materials, hardware, glazing, removal of existing doors and frames (where applicable), installation, and disposal.

The Board of Education reserves the right to accept any, all, or none of the Alternates, in any combination, based on available budget appropriation. Acceptance of an Alternate does not require acceptance of any other Alternate. The order of acceptance shall be Alternate No. 1 through Alternate No. 5.

Remove the existing doors and frames and install the following:

**A. Doors:**

- Five (5) Forte plain sliced red oak doors with 5" x 20" metal vision lites x 20 min. W.H.I. fire rating x factory stain finish

**B. Frames:**

- Five (5) Curries custom 16 gauge hollow metal frames x U.L. label x two coats finish paint

**C. Hardware:**

- Fifteen (15) McKinney TA2714NRP x US3 hinges
- Five (5) LCN 4111 EDA x light bronze door closers
- Five (5) Rockwood 8" x 34" L.D.W. x US3 kick plates
- Five (5) Rockwood 409 x US3 wall stops

**D. Glazing:**

- 3/16" Pyran Platinum F

**SECTION 5 — BID FORM**

The bidder shall provide lump sum prices for each item as listed below. Prices shall include the cost of all labor, materials, equipment, removal, disposal, and any incidental work required to complete each item in full.

Item	Description	Lump Sum Bid (\$)	Amount in Words
<b>PART A — HILLSIDE ELEMENTARY SCHOOL</b>			
1	I — Gymnasium Doors (Rooms A126, A113, C130)	\$	
2	II — Vestibule Doors (Room C153)	\$	
3	III — Classroom Doors (Rooms C146, C148, C149)	\$	
4	IV — Faculty and Student Bathroom Doors (Room C131)	\$	
<b>Hillside Elementary School — Total Bid (Items I–IV):</b>		\$	
<b>PART B — TENAKILL MIDDLE SCHOOL</b>			
1	I — Main Gymnasium and A200 Corridor Doors (4 Pairs)	\$	
2	II — Nurse's Office and B-Wing Rooms (Nurse, B103, B101, B121[2], B120, B118, B217, B216, B207, B201, B219, B218)	\$	
<b>Tenakill Middle School — Total Bid (Items I–II):</b>		\$	
<b>GRAND TOTAL BID — BOTH SCHOOLS (All Items):</b>		\$	

**BID ALTERNATES 1, 2, 3, 4, AND 5**

Item	Description	ALTERNATE Bid (\$)	Amount in Words
<b>TENAKILL MIDDLE SCHOOL</b>			
1	Stock Room 2	\$	
2	Room B112	\$	
3	Room B220	\$	
4	Room B211	\$	
5	Room B202	\$	

The Board reserves the right to award by individual school or combined, whichever is in the best interest of the District.

## SECTION 6 — BIDDER CERTIFICATION AND SIGNATURE

The undersigned bidder hereby certifies that:

1. This bid is made without collusion with any other bidder (N.J.S.A. 52:34-15).
2. The bidder has read and fully understands all bid specifications and conditions.
3. All required attachments and certifications have been included with this bid.
4. The bidder agrees to furnish the required Performance Bond and Insurance Certificates upon award.
5. All work will be performed in compliance with applicable New Jersey laws, codes, and regulations.
6. The bidder holds or will obtain all required licenses and permits prior to commencement of work.

**Company Name:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**City, State, ZIP:** \_\_\_\_\_

**Phone:** \_\_\_\_\_ **Fax:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**NJ Business Registration Certificate No.:**

\_\_\_\_\_

**Authorized Signature:** \_\_\_\_\_

**Printed Name and Title:** \_\_\_\_\_

**Date:** \_\_\_\_\_

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## SECTION 7 — REQUIRED ATTACHMENTS CHECKLIST

All of the following documents must be included with the bid submission. Failure to submit required documents may result in rejection of the bid.

- Bid Bond or Certified Check (10% of bid, not to exceed \$20,000) — N.J.S.A. 18A:18A-24
- Non-Collusion Affidavit — N.J.S.A. 52:34-15
- Stockholder Disclosure Certification — N.J.S.A. 52:25-24.2
- Political Contribution Disclosure Form (if applicable) — N.J.S.A. 19:44A-20.4
- Certification Regarding Debarment (Executive Orders 12549 and 12689), if federally funded Affidavit of No Material Adverse Change together with following attachments as to the bidder and the subcontractors in the five major branches of work and all specialty trades for which classification is required:
  - Notice of Classification from DPMC, as issued by the State of New Jersey, Department of Treasury, Division of Property Management and Construction (DPMC).
  - Total Amount of Uncompleted Contracts, DPMC Form 701.
  - Public Works Contractor Registration Act Certificate.
- Disclosure of Investment Activities in Iran/Certification of Non-Involvement in Prohibited Activities in Russia or Belarus
- Business Registration Certificate — N.J.S.A. 52:32-44
- Certificate of Authority (non-NJ Corporations only)
- State of New Jersey Debarred List Affidavit
- Certificate of Insurance (Meeting requirements of Section 2.5 above)
- Affirmative Action Evidence — N.J.A.C. 17:27
- Asbestos Acknowledgment Form
- Sworn Contractor Certification
- Proposed Project Schedule
- List of at least three (3) completed similar projects with references (name, address, phone, project value)

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Questions regarding this bid should be directed to:

**Floro M. Villanueva Jr., School Business Administrator/Board Secretary**

Closter Board of Education | 340 Homans Avenue, Closter, NJ 07624

Phone: (201) 768-3001 | villanuevaf@nvnet.org