



Lake Ozark Fire Protection District

1767 Bagnell Dam Blvd. Lake Ozark, Missouri 65049

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Request for Proposal (RFP) 24-1 Station 1 Reconstruction After Remediation Project June 19, 2024

Project Description and Background

The Lake Ozark Fire Protection District discovered an issue with mold growth in one of our manned stations. After remediation and testing by qualified technicians, the affected area of the building is ready to be reconstructed. This proposal would return the building to its normal state for occupancy.

Completed proposals shall include the following timeframe: dates available to begin work, including the approximate number of days it will take to complete the job, as well as an estimated date of completion.

The services to be provided include:

1. **HVAC** – The HVAC system shall be completed in its entirety. New supply and return ducting shall be insulated to a minimum of R-8. An Aprilaire PRO E100 dehumidification system shall be installed at the AHU of the HVAC system. Bathroom exhaust fan shall be ducted to the exterior of the addition.
2. **Electric & Plumbing** – Complete the rough-in electric on the mezzanine side of the addition. The exhaust fan and lighting circuits in the addition bathroom shall be wired to one switch or both switches shall be replaced with motion sensing switches with timers. Reinstall all electrical and fire alarm devices. Reinstall and connect all plumbing fixtures.
3. **Insulation** - The top of the addition shall be insulated with a minimum of **3 inches** of closed cell foam insulation. The two exterior walls of the addition facing the mezzanine and bay area shall be insulated with a minimum of **3 inches** of closed cell foam insulation. The door from the addition to the mezzanine shall be replaced with an exterior grade door complete with frame, threshold, weather stripping, and shall be self-closing.
4. **Drywall/Finish** – The ceiling and exterior walls of the addition shall have new 5/8 Type X drywall installed. The finish process will include tape, texture, painting, and cove base installation. The mezzanine wall shall have the metal panels reinstalled. The fire sprinkler heads shall be reinstalled, and the system shall be put back into service.

Final Submission

Completed proposals need to be in hand of the Administrative Office no later than 15:00 on July 3, 2024. Also, appointments can be made to view the affected areas for a thorough assessment.

Delivery Address:

Lake Ozark Fire Protection District
1767 Bagnell Dam Blvd
Lake Ozark, MO 65049
Attn: Michelle Kauten

If you have any questions, please contact Code Official Charlie Misenheimer cmisenheimer@lofpd.com or Chief Marc Carr mcarr@lofpd.com or by phone at 573-365-3380.