

DOCUMENT 00 41 13 (Rev 2)

BID FORM

BUENA PARK LIBRARY DISTRICT

To: Governing Board of the Buena Park Library District ("District" or "Owner")

THIS BID IS SUBMITTED BY:

ACC CONTRACTORS, INC.

(Firm/Company Name)

Re: **Buena Park Library Renovation Project** at 7150 La Palma Ave, Buena Park, CA 90620
Contract Number BPLD-24-01 REN

1. The undersigned has reviewed the Work outlined in the Contract Documents and fully understands the scope of Work required in this Proposal, understands the construction and project management function(s) is described in the Contract Documents, and that Bidder proposes and agrees, if this Bid is accepted, to enter into an agreement with the **BUENA PARK LIBRARY DISTRICT** in the form included in the Contract Documents, Document 00 52 00 (Agreement), to perform and furnish all Work as specified or indicated in the Contract Documents for the Contract Sum and within the Contract Time indicated in this Bid and in accordance with all other terms and conditions of the Contract Documents.
2. Bidder accepts all of the terms and conditions of the Contract Documents, Document 00 11 13 (Notice Inviting Bids), and Document 00 21 13 (Instructions to Bidders) including, without limitation, those dealing with the disposition of Bid Security. This Bid will remain subject to acceptance for 60 Days after the day of Bid opening, unless there is a bid protest, then 90 days after the day of bid opening.
3. In submitting this Bid, Bidder represents that Bidder has examined all of the Contract Documents, performed all necessary Pre-Bid investigations, attended the mandatory Pre-Bid Meeting, has notified Owner in writing of any discrepancies or omissions or of any doubt, questions, or ambiguities about the meaning of any of the Contract Documents, and received the following Addenda:

Addendum Number	<u>ADDENDUM DATE</u>	Signature of Bidder
1	JULY 8,2026	
2	JULY 21,2026	
3	AUGUST 7,2026	
4	AUGUST 14,2026	

4. Based on the foregoing, Bidder proposes and agrees to fully perform the Work within the time stated and in strict accordance with the Contract Documents for the following sums of money listed in the following Schedule of Bid Prices:

SCHEDULE OF BID PRICES

All Bid items, including lump sums, unit prices and alternates (if any), **must be entered on this form completely and clearly**. Bid items are described in Section 01 11 00 (Summary of Work). Quote in figures only unless words are specifically requested.

SUMMARY OF COSTS AND BID BREAKDOWN

Division #	Division Description (as applicable)	Division Total (\$)
01	General Conditions/Requirements	122,911.00
02	Existing Conditions	450,000.00
03	Concrete	507,250.00
04	Masonry	40,000.00
05	Metals	410,000.00
06	Wood, Plastics and Composites	352,940.00
07	Thermal & Moisture Protection	360,840.00
08	Openings	364,000.00
09	Finishes	1,045,904.00
10	Specialties	133,400.00
11	Equipment	—
12	Furnishings	24,750.00
13	Special Construction (NOT USED)	—
14	Conveying Equipment	253,000.00
21	Fire Suppression	311,000.00
22	Plumbing	338,000.00
23	Heating, Ventilating, and Air-Conditioning (HVAC)	130,000.00
25	Integrated Automation (NOT USED)	—
26	Electrical	300,000.00
27	Communications	198,000.00
28	Electronic Safety and Security	362,000.00
31	Earthwork	55,000.00
32	Exterior Improvements	301,000.00
33	Utilities (NOT USED)	—
34	Transportation (NOT USED)	—
35	Waterway and Marine Construction (NOT USED)	—
40	Process Integration (NOT USED)	—
42	Process Heating, Cooling, and Drying Equipment (NOT USED)	—
44	Pollution (NOT USED)	—
46	Water and Wastewater Equipment (NOT USED)	—
Divisions Total		6,359,995.00
Overhead and Profit		320,000.00
Insurance		125,000.00

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Cost of Payment and Performance Bonds	100,000.00
TOTAL BASE BID AMOUNT	6,904,995.00

UNIT PRICE SCHEDULE (For Allowance/Adjustment Quantity Variations)

Item No.	Description	Est. Qty	Unit	Unit Price (\$)	Item Total (\$)
1	Concrete surface preparation and application of MVE system, for concrete slabs to receive floor coverings listed in Specification Section 090561.	2000	SF	35	70,000.00
2	Provide localized Hydrophilic Polyurethane Ground Injection at the isolated cracks and cold joints with evidence of points intrusion (Per Drawing A2.00, keynote 03.03).	100	LF	250	25,000.00
Total Unit Price Schedule Amount					95,000.00

TOTAL COMBINED BID PRICE (Base Lump Sum + Total Unit Price Items): \$ 6,999,995.00
(This amount must match the amount entered on the Bid Form)

TOTAL COMBINED BID PRICE:

six million nine hundred ninety nine thousands
nine hundred ninety five dollars
 (State in Words)

Firm Name (as indicated on the Bid Form): ACC CONTRACTORS, INC.

By: ARAF AJAMIAN

Title: V. President

Signature: [Signature]

Date: 8/19/2026

5. The undersigned acknowledges that the Apparent Low Bidder will be determined as provided in Documents 00 11 13 (Notice to Bidders) and Document 00 21 13 (Instruction to Bidders).
6. Subcontractors for work are listed on Document 00 43 30 (Subcontractors List), submitted herewith.
7. The undersigned Bidder understands that Owner reserves the right to reject this Bid.
8. If written notice of the acceptance of this Bid, hereinafter referred to as Notice of Award, is mailed or delivered to the undersigned Bidder within the time described in Paragraph 2 of this Document 00 41 13 or at any other time thereafter before it is withdrawn, the undersigned Bidder will execute and deliver the documents required by Document 00 21 13 (Instructions to Bidders) within the times specified therein.
9. Notice of Award or request for additional information may be addressed to the undersigned Bidder at the address set forth below.
10. The undersigned Bidder herewith encloses a legible photocopy of (i) a cashier's check or (ii) a certified check, in the amount of ten percent (10%) of the Total Bid Price and made payable to

SCHEDULE OF BID PRICES

All Bid items, including lump sums, unit prices and alternates (if any), **must be entered on this form completely and clearly**. Bid items are described in Section 01 11 00 (Summary of Work). Quote in figures only unless words are specifically requested.

SUMMARY OF COSTS AND BID BREAKDOWN

Division #	Division Description (as applicable)	Division Total (\$)
01	General Conditions/Requirements	
02	Existing Conditions	
03	Concrete	
04	Masonry	
05	Metals	
06	Wood, Plastics and Composites	
07	Thermal & Moisture Protection	
08	Openings	
09	Finishes	
10	Specialties	
11	Equipment	
12	Furnishings	
13	Special Construction (NOT USED)	
14	Conveying Equipment	
21	Fire Suppression	
22	Plumbing	
23	Heating, Ventilating, and Air-Conditioning (HVAC)	
25	Integrated Automation (NOT USED)	
26	Electrical	
27	Communications	
28	Electronic Safety and Security	
31	Earthwork	
32	Exterior Improvements	
33	Utilities (NOT USED)	
34	Transportation (NOT USED)	
35	Waterway and Marine Construction (NOT USED)	
40	Process Integration (NOT USED)	
42	Process Heating, Cooling, and Drying Equipment (NOT USED)	
44	Pollution (NOT USED)	
46	Water and Wastewater Equipment (NOT USED)	
Divisions Total		
Overhead and Profit		
Insurance		

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Cost of Payment and Performance Bonds	
TOTAL BASE BID AMOUNT	

UNIT PRICE SCHEDULE (For Allowance/Adjustment Quantity Variations)

Item No.	Description	Est. Qty	Unit	Unit Price (\$)	Item Total (\$)
1	Concrete surface preparation and application of MVE system, for concrete slabs to receive floor coverings listed in Specification Section 090561.	2000	SF		
2	Provide localized Hydrophilic Polyurethane Ground Injection at the isolated cracks and cold joints with evidence of points Intrusion (Per Drawing A2.00, keynote 03.03).	100	LF		
Total Unit Price Schedule Amount					

TOTAL COMBINED BID PRICE (Base Lump Sum + Total Unit Price Items): \$ _____
(This amount must match the amount entered on the Bid Form)

TOTAL COMBINED BID PRICE:

(State in Words)

Firm Name (as indicated on the Bid Form): ACC CONTRACTORS, INC.

By: AFAF AJAMIAN

Title V.PRESIDENT

Signature: _____

Date: AUGUST 19 2026

5. The undersigned acknowledges that the Apparent Low Bidder will be determined as provided in Documents 00 11 13 (Notice to Bidders) and Document 00 21 13 (Instruction to Bidders).
6. Subcontractors for work are listed on Document 00 43 30 (Subcontractors List), submitted herewith.
7. The undersigned Bidder understands that Owner reserves the right to reject this Bid.
8. If written notice of the acceptance of this Bid, hereinafter referred to as Notice of Award, is mailed or delivered to the undersigned Bidder within the time described in Paragraph 2 of this Document 00 41 13 or at any other time thereafter before it is withdrawn, the undersigned Bidder will execute and deliver the documents required by Document 00 21 13 (Instructions to Bidders) within the times specified therein.
9. Notice of Award or request for additional information may be addressed to the undersigned Bidder at the address set forth below.
10. The undersigned Bidder herewith encloses a legible photocopy of (i) a cashier's check or (ii) a certified check), in the amount of ten percent (10%) of the Total Bid Price and made payable to

June 2026

the BUENA PARK LIBRARY DISTRICT (certified without qualification and drawn on a solvent bank of the State of California or a National Bank doing business in the State of California), or (iii) a photocopy of a completed form of the Bid Bond (Document 00 43 13), Bidder must deposit the original of the bid bond, cashier's check, or certified check in the mail on the same day as the bid opening.

11. The undersigned Bidder agrees to commence Work under the Contract Documents on the date established in Document 00 72 00 (General Conditions) and to complete all Work within the time specified in Document 00 52 00 (Agreement).
12. The undersigned Bidder agrees that, in accordance with Document 00 72 00 (General Conditions), liquidated damages for failure to complete all Work in the Contract within the time specified in Document 00 52 00 (Agreement) shall be as set forth in Document 00 52 00.
13. The names of all persons interested in the foregoing Bid as principals are:

IMPORTANT NOTICE:

If Bidder or other interested person is a corporation, give the legal name of corporation, state where incorporated, and names of president and secretary thereof; if a partnership, give name of the firm and names of all individual co-partners composing the firm; if Bidder or other interested person is an individual, give first and last names in full.

NAME OF BIDDER: ACC CONTRACTORS, INC.

licensed in accordance with an act for the registration of Contractors, and with license number: 468940 Expiration: 01/31/2027

CALIFORNIA

(Place of Incorporation, if Applicable)

SETRAK AJAMIAN PRESIDENT

(Principal)

AFAF AJAMIAN SECRETARY, TREASURER, V.P.

(Principal)

HAROUTEOUN AJAMIAN RMO

(Principal)

I certify (or declare) under penalty of perjury under the laws of the State of California that the foregoing is true and correct.


(Signature of Bidder)

NOTE: If Bidder is a corporation, set forth the legal name of the corporation together with the signature of the officer or officers authorized to sign contracts on behalf of the corporation. If Bidder is a partnership, set forth the name of the firm together with the signature of the partner or partners authorized to sign contracts on behalf of the partnership.

Business Address:

ACC CONTRACTORS, INC.

737 W. 9TH ST. AZUSA, CA. 91702

Contractor's Representative(s):

AFAF AJAMIAN V. PRESIDENT

(Name/Title)

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Officers Authorized to Sign Contracts

(Name/Title)

(Name/Title)

AFAF AJAMIAN V. PRESIDENT

(Name/Title)

(Name/Title)

(Name/Title)

Telephone Number(s):

626 969-9797

(Area Code) (Number)

(Area Code) (Number)

Fax Number(s):

626 969-1931

(Area Code) (Number)

(Area Code) (Number)

Date of Bid:

AUGUST 19, 2026

END OF DOCUMENT

DOCUMENT 00 43 13

BOND ACCOMPANYING BID

KNOW ALL BY THESE PRESENTS:

That the undersigned

ACC CONTRACTORS, INC.

(Name of Contractor)

as Principal and the undersigned as Surety are held and firmly bound unto Owner, **BUENA PARK LIBRARY DISTRICT**, as obligee, in the penal sum of (Dollar Amount in Words) TEN PERCENT OF AMOUNT BID Dollars (\$ 10% AMOUNT BID) lawful money of the United States of America being at least ten percent (10%) of the aggregate amount of said Principal's base Bid, for the payment of which, well and truly to be made, we bind ourselves, our successors, executors, administrators, and assigns, jointly and severally, firmly by these presents.

WHEREAS, said Principal is submitting a Bid for Owner Contract Number **BPLD-24-01 REN**, Buena Park Library Renovation Project, located at 7150 La Palma Ave, Buena Park, CA 90620.

THE CONDITION OF THIS OBLIGATION IS SUCH that if the Bid submitted by the said Principal be accepted and the Contract be awarded to said Principal and said Principal shall within the required periods enter into the Contract so awarded and provide the required Construction Performance Bond, Construction Labor and Material Payment Bond, insurance certificates, Guaranty, and all other endorsements, forms, and documents required under Document 00 21 13 (Instructions to Bidders), then this obligation shall be void, otherwise to remain in full force and effect. The full payment of the sum stated above shall be due immediately if Principal fails to execute the Contract within fourteen (14) calendar days of the date of Owner's Notice of Award to Principal.

IN WITNESS WHEREOF, the above bounden parties have executed this instrument this 20TH day of JULY, 2026.
(Month)

(Corporate Seal)

ACC CONTRACTORS, INC.

By APHE ATANUTIN
Principal

MERCHANTS BONDING COMPANY (MUTUAL)

By MICHAEL A. QUIGLEY, ATTORNEY-IN-FACT
Surety

(Corporate Seal)

By _____
Attorney in Fact

END OF DOCUMENT

MERCHANTS

BONDING COMPANY™

POWER OF ATTORNEY

Know All Persons By These Presents, that MERCHANTS BONDING COMPANY (MUTUAL) and MERCHANTS NATIONAL BONDING, INC., both being corporations of the State of Iowa, and MERCHANTS NATIONAL INDEMNITY COMPANY, an assumed name of Merchants National Bonding, Inc., (herein collectively called the "Companies") do hereby make, constitute and appoint, individually,

Jeffrey Quigley; Michael A Quigley

their true and lawful Attorney(s)-in-Fact, to sign its name as surety(ies) and to execute, seal and acknowledge any and all bonds, undertakings, contracts and other written instruments in the nature thereof, on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

This Power-of-Attorney is granted and is signed and sealed by facsimile under and by authority of the By-Laws adopted by the Board of Directors of the Companies.

"The President, Secretary, Treasurer, or any Assistant Treasurer or any Assistant Secretary or any Vice President shall have power and authority to appoint Attorneys-in-Fact, and to authorize them to execute on behalf of the Company, and attach the seal of the Company thereto, bonds and undertakings, recognizances, contracts of indemnity and other writings obligatory in the nature thereof."

"The signature of any authorized officer and the seal of the Company may be affixed by facsimile or electronic transmission to any Power of Attorney or Certification thereof authorizing the execution and delivery of any bond, undertaking, recognizance, or other suretyship obligations of the Company, and such signature and seal when so used shall have the same force and effect as though manually fixed."

In connection with obligations in favor of the Florida Department of Transportation only, it is agreed that the power and authority hereby given to the Attorney-in-Fact includes any and all consents for the release of retained percentages and/or final estimates on engineering and construction contracts required by the State of Florida Department of Transportation. It is fully understood that consenting to the State of Florida Department of Transportation making payment of the final estimate to the Contractor and/or its assignee, shall not relieve this surety company of any of its obligations under its bond.

In connection with obligations in favor of the Kentucky Department of Highways only, it is agreed that the power and authority hereby given to the Attorney-in-Fact cannot be modified or revoked unless prior written personal notice of such intent has been given to the Commissioner - Department of Highways of the Commonwealth of Kentucky at least thirty (30) days prior to the modification or revocation.

In Witness Whereof, the Companies have caused this instrument to be signed and sealed this 2nd day of June, 2025



MERCHANTS BONDING COMPANY (MUTUAL)
MERCHANTS NATIONAL BONDING, INC.
MERCHANTS NATIONAL INDEMNITY COMPANY

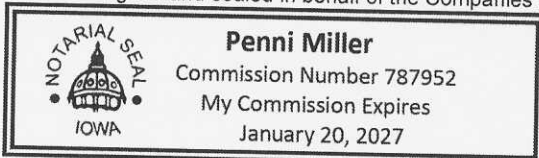
By

Larry Taylor

President

STATE OF IOWA
COUNTY OF DALLAS ss.

On this 2nd day of June, 2025, before me appeared Larry Taylor, to me personally known, who being by me duly sworn did say that he is President of MERCHANTS BONDING COMPANY (MUTUAL), MERCHANTS NATIONAL BONDING, INC., and MERCHANTS NATIONAL INDEMNITY COMPANY; and that the seals affixed to the foregoing instrument are the Corporate Seals of the Companies; and that the said instrument was signed and sealed in behalf of the Companies by authority of their respective Boards of Directors.



(Expiration of notary's commission
does not invalidate this instrument)

Penni Miller

Notary Public

I, Elisabeth Sandersfeld, Secretary of MERCHANTS BONDING COMPANY (MUTUAL), MERCHANTS NATIONAL BONDING, INC., and MERCHANTS NATIONAL INDEMNITY COMPANY do hereby certify that the above and foregoing is a true and correct copy of the POWER-OF-ATTORNEY executed by said Companies, which is still in full force and effect and has not been amended or revoked.

In Witness Whereof, I have hereunto set my hand and affixed the seal of the Companies on this 20TH day of JULY, 2026



Elisabeth Sandersfeld

Secretary

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of ORANGE

On 7/20/2026 before me, JEFFREY MICHAEL QUIGLEY, NOTARY PUBLIC
Date Here Insert Name and Title of the Officer

Personally appeared MICHAEL A. QUIGLEY

Name(s) of Signer(s)

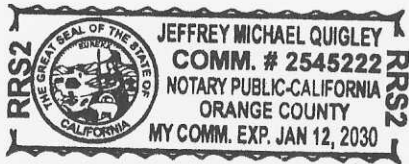
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Signature of Notary Public



Place Notary Seal Above

OPTIONAL-

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document _____ Document Date _____

Number of Pages _____ Signer(s) Other Than Named Above _____

Capacity(ies) Claimed by Signer(s)

Signer's Name _____

☐ Corporate Officer—Title(s) _____

☐ Partner ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator☐ Other _____

Signer Is Representing _____

Signer's Name _____

☐ Corporate Officer—Title(s) _____

☐ Partner ☐ Limited ☐ General

☒ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator☐ Other _____

Signer Is Representing _____

DOCUMENT 00 43 14
BIDDER REGISTRATION FORM

INDEPENDENT CONTRACTOR REGISTRATIONContractor's License # 468940Contractor's DIR Registration # 1000005233Date: August 17, 2026 Fed I.D. # _____Full Corporate Name of Company: ACC CONTRACTORS, INC.Street Address: 737 W 9TH ST. AZUSA, CA 91702Mailing Address: 737 W 9TH ST. AZUSA, CA 91702Phone: 626-969-9797 Fax: 626-969-1931Name of Principal Contact: AFAF AJAMIAN

Type of Business:

☐ Sole Proprietor
☐ Non-Profit 501(c)(3)
☐ other (please explain: _____)

☒ Partnership
Corporation

INSURANCE**Workers' Compensation:**Carrier: Trucordia Insurance Services,Address: 21300 Victory Blvd, Suite 700Phone and Fax: (818) 703-8057Policy Number: 9128656-25**General Liability:**Carrier: Excel Hye Insurance ServicesAddress: 1807 W Glenoaks Blvd. #202. Glendale, CA 91201Phone and Fax: 818-502-3233Policy Number: B0621 PACCC000225Policy Limits: \$ \$2,000,000.00 + \$5,000,000.00 Umbrella

A.M. Best Rating: A++ (SUPERIOR)

Automobile Liability:

Carrier: STATE FARM

Address: P.O.BOX 2358 BLOOMINGTON IL . 61702

Phone and Fax: 562-905-7744

Policy Number: 762 2230-B17-75

Policy Limits: \$ 1,000,000

A.M. Best Rating: A++

All-risk Course of Construction (if applicable, as required by Document 00 73 16 – Insurance and Indemnification):

Carrier: _____

Address: _____

Phone and Fax: _____

Policy Number: _____

Policy Limits: \$ _____

A.M. Best Rating: _____

Professional Liability (if applicable, as required by Document 00 73 16 – Insurance and Indemnification):

Carrier: _____

Address: _____

Phone and Fax: _____

Policy Number: _____

Policy Limits: \$ _____

A.M. Best Rating: _____

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Pollution Legal Liability Insurance (if applicable, as required by Document 00 73 16 – Insurance and Indemnification):

Carrier: _____

Address: _____

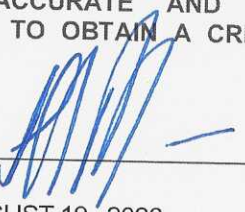
Phone and Fax: _____

Policy Number: _____

Policy Limits: \$ _____

A.M. Best Rating: _____

BIDDER CERTIFIES, UNDER PENALTY OF PERJURY, THAT THE FOREGOING INFORMATION IS CURRENT AND ACCURATE AND AUTHORIZES OWNER, AND ITS AGENTS AND REPRESENTATIVES TO OBTAIN A CREDIT REPORT AND/OR VERIFY ANY OF THE ABOVE INFORMATION.

SIGNATURE  _____

AUGUST 19, 2026

DATE _____

SAFETY EXPERIENCE

The following statements as to the Bidder's safety experience are submitted with the Bid, as part thereof, and the Bidder guarantees the truthfulness and accuracy of all information.

1. List Bidder's interstate Experience Modification Rate for the last three years.

[2024]	<u>0.71</u>	[2025]	<u>0.70</u>	[2026]	<u>0.68</u>
--------	-------------	--------	-------------	--------	-------------
2. Use Bidder's last year's Cal/OSHA 201 log to fill in the following number of injuries and illnesses:
 - a. Number of lost workday cases 0
 - b. Number of medical treatment cases 0
 - c. Number of fatalities 0
3. Employee hours worked last year 49057
4. State the name of Bidder's safety engineer/manager: JACK JADARIAN

Attach a resume or outline of this individual's safety and health qualifications and experience.

I CERTIFY, UNDER PENALTY OF PERJURY, THAT THE FOREGOING INFORMATION IS CURRENT AND ACCURATE AND I AUTHORIZE OWNER, AND ITS AGENTS AND REPRESENTATIVES TO OBTAIN A CREDIT REPORT AND/OR VERIFY ANY OF THE ABOVE INFORMATION.

BIDDER: ACC CONTRACTORS, INC.

By: 
 Signature

Its: V. PRESIDENT
 Title

Date AUGUST 19, 2026

END OF DOCUMENT



CONTRACTORS, INC.

LICENSE NO. 468940

JACK JARDARIAN Sr. Site Superintendent

Jack has been the senior site superintendent with ACC Contractors, Inc. for over 25 years. Jack Jardarian is a self-trained in all aspect of general construction. Self employed for 10 years where he gained extensive experiences in framing- concrete, drywall, Stucco for new construction and remodel DSA projects.

Safety Trained, Responsible Safety Officer and OSHA Certified.

Fluency in English.

Jack has been responsible for all major projects completed by ACC Contractors, Inc. Recent noteworthy projects completed:

Rowland High School New Campus for Rowland Unified School District

Five new buildings including Performing Arts Center and related site work on 5-acre site.
\$43 million

Stanley G. Oswalt New Campus for Rowland Unified School District

Five new building and related site work.
\$40 million

New Classroom Building at Glendale Unified School District

3 separate building Fremont, La Cresenta and Muir.
Project consist of site demolition. Set up temporary Housing for students. Site Demo-Grading - Building- Site Work. \$32 million

Hugo Reid Elementary ad Hugo Reid Primary Arcadia USD.

\$11 million

Reference:

Marcos Rodriguez Rowland Unified School District: 626-712-5796

Alex Flores Rowland Unified School Deputy Superintendent: 562-587-1725

June 2026

DOCUMENT 00 45 01

SITE VISIT CERTIFICATION

TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID
IF SITE VISIT WAS MANDATORY

PROJECT: BUENA PARK LIBRARY RENOVATION

Check option that applies:

 I certify that I visited the Site of the proposed Work, received the attached pages of information, and became fully acquainted with the conditions relating to construction and labor. I fully understand the facilities, difficulties, and restrictions attending the execution of the Work under contract.

 X I certify that STEVEN CAMCAM (Bidder's representative) visited the Site of the proposed Work, received the attached 2 pages of information, and became fully acquainted with the conditions relating to construction and labor. The Bidder's representative fully understood the facilities, difficulties, and restrictions attending the execution of the Work under contract.

Bidder fully indemnifies the Buena Park Library District, its Architect, its Engineers, its Construction Manager, and all of their respective officers, agents, employees, and consultants from any damage, or omissions, related to conditions that could have been identified during my visit and/or the Bidder's representative's visit to the Site.

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Date:

AUGUST 19, 2026

Proper Name of Bidder:

ACC CONTRACTORS, INC.

Signature:



Print Name:

AFAF AJAMIAN

Title:

V. PRESIDENT

D. PROTOCOL INSTRUCTIONS

- 1) As stated under Addendum #1 issued on July 8, 2026, the District encourages bidders to submit their completed Pre-qualification Questionnaires well before the August 14, 2026, 10:00 am deadline. The District reviews submissions on a rolling basis and will notify bidders of their status shortly after evaluation.
- 2) Only Prequalified Prime Contractors will be eligible to submit bids.
- 3) Prevailing Wage Compliance - The District's Labor Compliance Consultant will ensure Mandatory enforcement of state prevailing wage laws, payroll reporting, and DIR registration requirements.
- 4) The District will accept and note questions from bidders during this pre-bid meeting, however, all questions must also be submitted in writing as strictly required by the RFB.
- 5) No direct contact is allowed by bidders, subcontractors, suppliers etc., to District staff and/or District representatives throughout the bidding process.

E. ADDENDUMS

- 1) The District has adopted a proactive process for responding to bidder questions via issuance of addendums. All addendums are available on PlanetBids.

F. MANDATORY BID SUBMISSION PROCUREMENT FORMS & SUPPLEMENTS

- 1) Bidders are to strictly follow the required Bid Submission instructions as shown in the Procurement & Contracting Requirements Document.

Prequalification Questionnaire.....	(Refer to Attachment A)
Bid Form	00 41 13
Bond Accompanying Bid	00 43 13
Bidder Registration.....	00 43 14
Designated Subcontractor List	00 43 30
Site Visit Certification	00 45 01
Non-Collusion Declaration	00 45 19
Iran Contracting Act Certification.....	00 45 19.01
Bidder Certifications.....	00 45 46

G. CITY AND DEPUTY INSPECTIONS

- 1). City Inspections will be performed by the City of Buena Park's Public Works Department.
- 2). Special Inspections and Testing required by the Contract Documents for compliance with the California Building Code shall be performed by the District's Special Inspection Consultant.

H. SITE AVAILABILITY, SAFETY & SECURITY

- 1). The District has vacated the entire and property.
- 2). All areas will be accessible to the awarded contractor, with the strict exception of the garages.
- 3). The selected contractor shall maintain total responsibility for site and building safety and security until final project close-out.

I. PROJECT WALK THROUGH - (10:30am - 11:30am)

The design team will lead this morning's project walkthrough, providing overviews of the required SOW, comprising:

- 1) Building Exterior Improvements
- 2) Roof Improvements
- 3) Interiors from Basement through floor Level 2



BUENA PARK Library District



BUENA PARK LIBRARY DISTRICT
Library Renovation Project
Mandatory Pre-construction Meeting Agenda
Introduction Notes

Date: July 10, 2026
Time: 10:00 AM
Location: In-Person – 7150 La Palma Ave, Buena Park, CA 90620

A. ATTENDEE SIGN-IN SHEET (10:00am - 10:15am)

B. WELCOME & DISTRICT PROJECT TEAM INTRODUCTIONS

- 1) Buena Park Library District – Client.
- 2) Griffin Structures, Inc – Program & Construction Managers
- 3) LPA – Architect

C. KEY DATES

DATE & TIME	DEADLINE / PROCESS DESCRIPTION
July 10, 2026 @ 10:00am	Mandatory Pre-Bid Conference: Buena Park Library 7150 La Palma Ave, Buena Park, CA 90620
July 24, 2026 @ 5:00pm	Final Date / Deadline for Bidders to submit questions and requests for clarifications
August 07, 2026	Deadline for District to Issue Final Addendum regarding bidders questions and requests for clarifications
August 14, 2026 @ 10:00am	Prequalification Questionnaire (See Attachment A of Bid Documents) must be completed and submitted by all bidders on or before the deadline
August 19, 2026 @ 10:00am	Deadline for Pre-Qualified Prime Contractors Bid Submissions
August 19, 2026 @ 2:00pm	2:00pm Bids Opening
September 01, 2026	District intends to Vote Award of Contract to lowest responsive and responsible Bidder
September 02, 2026	Targeted Issuance of Notice of Intent to Award to selected Contractor
September 17, 2026 (TBC)	Pre-Construction Meeting
September 18, 2026 (TBC)	Issue Notice to Proceed to contractor
October 19, 2026 (TBC)	On-Site Start of Construction

DOCUMENT 00 45 19

NON-COLLUSION AFFIDAVIT

PUBLIC CONTRACT CODE § 7106

NON-COLLUSION AFFIDAVIT TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID

STATE OF CALIFORNIA)
) ss.
COUNTY OF _____)

AFAF AJAMIAN

_____, being first duly sworn,
(Name of Principal of Bidder)

deposes and says that he or she is _____ V. PRESIDENT

(Office of Affiant)

of _____ ACC CONTRACTORS, INC
_____, the party
(Name of Bidder)

making the foregoing Bid, that the Bid is not made in the interest of, or on behalf of, any undisclosed person, partnership, company, association, organization, or corporation; that the Bid is genuine and not collusive or sham; that Bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham Bid, and has not directly or indirectly colluded, conspired, connived or agreed with any bidder or anyone else to put in a sham Bid, or that anyone shall refrain from bidding, and that the Bidder has not in any manner, directly or indirectly, sought by agreement, communication or conference with anyone to fix the Bid price of Bidder or any other bidder, or to fix any overhead, profit or cost element of the Bid price, or of that of any other bidder, or to secure any advantage against Owner, or anyone interested in the proposed contract; that all statements contained in the Bid are true; and further, that Bidder has not, directly or indirectly, submitted its Bid price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, or paid, and will not pay, any fee to any corporation, partnership, company association, organization, Bid depository, or to any member or agent thereof to effectuate a collusive or sham Bid.

Executed under penalty of perjury under the laws of the State of California:

ACC CONTRACTORS, INC.

(Name of Bidder)

(Signature of Principal)

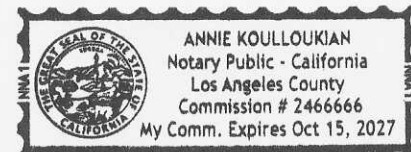
Subscribed and sworn before me _____ AFAF AJAMIAN

This _____ 17 _____ day of _____ AUGUST _____, 20 26

Notary Public of the State of _____ CALIFORNIA

In and for the County of _____ LOS ANGELES

My Commission expires _____ 10-15-2027



(Seal)

- NOTE:** If Bidder is a partnership or a joint venture, this affidavit must be signed and sworn to by every member of the partnership or venture.
- NOTE:** If Bidder [including any partner or venturer of a partnership or joint venture] is a corporation, this affidavit must be signed by the Chairman, President, or Vice President and by the Secretary, Assistant Secretary, Chief Financial Officer, or Assistant Treasurer.
- NOTE:** If Bidder's affidavit on this form is made outside the State of California, the official position of the person taking such affidavit shall be certified according to law.

END OF DOCUMENT

DOCUMENT 00 45 19.01

IRAN CONTRACTING ACT CERTIFICATION
(Public Contract Code Sections 2202-2208)

PROJECT/CONTRACT NO.: BPLD-24-01 REN between the Buena Park Library District ("Owner") and ACC CONTRACTORS, INC. ("Contractor" or "Bidder") ("Contract" or "Project").

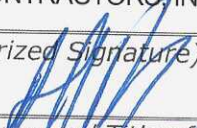
Prior to bidding on or submitting a proposal for a contract for goods or services of \$1,000,000 or more, the bidder/proposer must submit this certification pursuant to Public Contract Code section 2204.

The bidder/proposer must complete **ONLY ONE** of the following two options. To complete OPTION 1, check the corresponding box **and** complete the certification below. To complete OPTION 2, check the corresponding box, complete the certification below, and attach documentation demonstrating the exemption approval.

- ☒ **OPTION 1.** Bidder/Proposer is not on the current list of persons engaged in investment activities in Iran created by the California Department of General Services ("DGS") pursuant to Public Contract Code section 2203(b), and we are not a financial institution extending twenty million dollars (\$20,000,000) or more in credit to another person, for 45 days or more, if that other person will use the credit to provide goods or services in the energy sector in Iran and is identified on the current list of persons engaged in investment activities in Iran created by DGS.
- ☐ **OPTION 2.** Bidder/Proposer has received a written exemption from the certification requirement pursuant to Public Contract Code sections 2203(c) and (d). *A copy of the written documentation demonstrating the exemption approval is included with our bid/proposal.*

CERTIFICATION:

I, the official named below, CERTIFY UNDER PENALTY OF PERJURY, that I am duly authorized to legally bind the bidder/proposer to the OPTION selected above. This certification is made under the laws of the State of California.

Vendor Name/Financial Institution (Printed) ACC CONTRACTORS, INC.	Federal ID Number (or n/a) 95-3959785
By (Authorized Signature) 	
Printed Name and Title of Person Signing AFAF AJAMIAN V. PRESIDENT	Date Executed AUGUST 19, 2026

END OF DOCUMENT

DOCUMENT 00 45 46

BIDDER CERTIFICATIONS

TO BE EXECUTED BY ALL BIDDERS AND SUBMITTED WITH BID

The undersigned Bidder certifies to Owner as set forth in sections 1 through 7 below.

1. STATEMENT OF CONVICTIONS

By my signature hereunder, I hereby swear, under penalty of perjury, that no more than one final, unappealable finding of contempt of court by a Federal Court has been issued against Bidder within the past two years because of failure to comply with an order of a Federal Court or to comply with an order of the National Labor Relations Board.

2. CERTIFICATION OF WORKER'S COMPENSATION INSURANCE

By my signature hereunder, as the Contractor, I certify that I am aware of the provisions of Labor Code Section 3700 that require every employer to be insured against liability for worker's compensation or to undertake self-insurance in accordance with the provisions of that Code, and I will comply with such provisions before commencing the performance of the work of this Contract.

3. CERTIFICATION OF PREVAILING WAGE RATES AND RECORDS

By my signature hereunder, as the Contractor, I certify that I am aware of the provisions of Labor Code Section 1773 that requires the payment of prevailing wage on public projects. Contractor and any subcontractors under the Contractor shall comply with Labor Code Section 1776 regarding wage records, and with Labor Code Section 1777.5 regarding the employment and training of apprentices. Contractor is responsible to ensure compliance by any and all subcontractors performing work under this Contract.

4. CERTIFICATION OF COMPLIANCE WITH PUBLIC WORKS CHAPTER OF LABOR CODE

By my signature hereunder, as the Contractor, I certify that I am aware of Labor Code Sections 1777.1 and 1777.7 and Contractor and Subcontractors are eligible to bid and work on public works projects.

5. CERTIFICATION OF NON-DISCRIMINATION

By my signature hereunder, as the Contractor, I certify that there will be no discrimination in employment with regard to race, color, religion, gender, sexual orientation, age or national origin; that all federal, state, and local directives and executive orders regarding non-discrimination in employment will be complied with; and that the principal of equal opportunity in employment will be demonstrated positively and aggressively.

6. CERTIFICATION OF NON-DISQUALIFICATION

By my signature hereunder, as the Contractor, I swear, under penalty of perjury, that the below indicated Bidder, any officer of Bidder, or any employee of Bidder who has a proprietary interest in such Bidder, has never been disqualified, removed, or otherwise prevented from bidding on, or completing a Federal, State, or local government project because of a violation of law or safety regulation, except as indicated on the separate sheet attached hereto entitled "Previous Disqualifications." If a statement of "Previous Disqualifications" is attached, please explain the circumstances.

7. CERTIFICATION OF ADEQUACY OF CONTRACT AMOUNT

By my signature hereunder, as the Contractor, pursuant to Labor Code Section 2810(a), I certify that, if awarded the Contract based on the undersigned's Bid, the Contract will include funds sufficient to allow the Contractor to comply with all applicable local, state, and federal laws or regulations governing the labor or services to be provided. I understand that Owner will be relying on this certification if it awards the Contract to the undersigned.

June 2026

BIDDER:

ACC CONTRACTORS, INC.

(Name of Bidder)

Date: AUGUST 19 2026, [201]

By:

(Signature)

Name:

AFAF AJAMIAN

(Print Name)

Its:

V. PRESIDENT

(Title)

END OF DOCUMENT

DOCUMENT 00 43 30

DESIGNATED SUBCONTRACTORS LIST

The Subcontractors List must include the names of all subcontractors for those subcontractors who will perform any portion of Work, including labor, rendering of service, or specially fabricating and installing a portion of the Work or improvement according to detailed drawings contained in the plans and specifications, in excess of one half of one percent (0.5%) of the total Bid amount.

Bidder acknowledges and agrees that, if Bidder fails to list as to any portion of Work, or if Bidder lists more than one subcontractor to perform the same portion of Work, Bidder must perform that portion itself or be subjected to penalty under applicable law. In case more than one subcontractor is named for the same kind of Work, state the portion of the kind of Work that each subcontractor will perform.

Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
Exclusive Riverside, Ca.	Roofing	1055390	1000 537179	1.75%
OTIS Anaheim, Ca.	Elevator	7031	100000 3571	3%
C.A. Acoustics Winchester Ca.	Acoustical Ceiling	951228	10000 39217	1%
Donald Hoover Fontana Ca.	Flooring	178283	100000 6421	4%

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

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Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
Dym Painting Orange, Ca.	Painting	388648	100000 1265	1%
JNJ Tile Pico Rivera, Ca.	Tile	665139	100000 6128	0.5%
Apex Montrose, Ca.	Fire sprinkler	954286	100000 6088	4%
Ani Mechanical Burbank, Ca.	Plumbing	1055011	100 415070	4%

(Bidder to attach additional sheets if necessary)

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END OF DOCUMENT

2 of 4

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Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
Motion Mechanical La Canada Ca.	HVAC	1158755	20000 30712	1.5%
Signs + Lucite Pomona, Ca.	Signs	829672	100000 4568	1.5%
ELITE Glass Pico Rivera Ca.	Aluminium Doors, Curtains Walls and glazing	898030	100000 1875	2%

(Bidder to attach additional sheets if necessary)

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Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
BFD Development Fountain Valley, Ca.	Casework	1092656	1000 960655	2%
I.D.R. Anaheim	Demo and Abatement	1003504	10000 23608	6%
Southern Cal Construction	Electric	1068916	100 1040973	3.5%
Beverly Hills Ca				

(Bidder to attach additional sheets if necessary)

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Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
HCI systems Ontario, Ca.	Low voltage	905493	10000000 46	7%
Maya Steel	Structural steel and Fences	504489	10000 25433	5%
Gardena, Ca.				

(Bidder to attach additional sheets if necessary)

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END OF DOCUMENT