

# REQUEST FOR PROPOSAL

## 1. PROJECT DESCRIPTION

Port San Luis Harbor District (PSLHD) seeks to install Level 2 chargers, DC Fast Chargers, solar PV panels, and battery storage at the Maintenance Yard and Coastal Gateway located at 3900 Avila Beach Drive, Avila Beach, CA 93424. The Level 2 chargers are to be used by the PSLHD fleet and the general public. The DC Fast Chargers are to be used by the general public. The solar PV on the maintenance shop will offset energy used by the maintenance shop and Level 2 chargers with battery storage to avoid utility peak hours and provide backup power during any blackouts. The solar PV at the RV camping areas will offset energy used by the DC Fast Chargers.

Bids received through this RFP are in efforts to secure a grant award with the SLO APCD. A second and final RFP will be issued at a later date.

## 2. BID REQUIREMENTS

- a. State of California contractor's license (must be presented at the time of bid submittal)
- b. California Department of Industrial Relations (DIR) contractor number (must be presented at the time of bid submittal)
- c. EVITP certification (must be presented at the time of bid submittal)
- d. IRS W-9 Form
- e. Proof of insurance
- f. Proposal per Scope of Work broken down into the following assemblies for each site (Maintenance Yard and Coastal Gateway):
  - i. Level 2 Chargers
  - ii. DC Fast Chargers
  - iii. EV Charging networking and cellular services
  - iv. Solar PV
  - v. Battery storage
  - vi. Utility service upgrade
  - vii. Other materials
  - viii. Labor (must show hourly rate and number of hours per labor class)
  - ix. Taxes
  - x. Engineering
  - xi. Permitting
- g. Recent and relevant projects
- h. References with phone and email contact (minimum of three)

### **3. BIDDING PROCESS**

- a. Bidding job walk: December 15th, 2023 at 11:00 AM at 3900 Avila Beach Drive, Avila Beach, CA 93424
- b. Bids due: January 12th, 2023 by 5:00 PM
  - i. Submit to Darya Oreizi ([darya@chargedfuture.com](mailto:darya@chargedfuture.com))
- c. Anticipated Bid award: TBD

## **SCOPE OF WORK**

### **1. DEFINITIONS**

- a. Work: completed construction per approved plans and scope of work
- b. Project: Harford Landing EVCS
- c. Property Owner: PSLHD
- d. Owner's Representative: Charged Future
- e. Contractor: TBD
- f. Authority Having Jurisdiction (AHJ): County of San Luis Obispo, California Coastal Commission, and Port San Luis Harbor District

### **2. GENERAL INSTRUCTIONS**

- a. Contractor shall provide construction services including, efficient management, supervision, and business administration to complete the Project the most expeditious and economical manner consistent with the interests of Property Owner.
- b. All Work of Contractor shall be performed in an excellent and workmanlike manner in strict accordance with the Plans and Specifications and shall comply with all Federal and State laws, codes, and regulations and all municipal ordinances and regulations effective where the Work is to be performed.
- c. Contractor shall perform the Work under the direction of Property Owner or his or her agent, to the satisfaction of Property Owner and Owner's Representative, Special Inspector, and the Authority Having Jurisdiction.
- d. Contractor shall be required to clean up their waste at the end of each workday and place in Contractor-supplied dumpster.
- e. Contractor shall furnish all labor, services, materials, installation, safety measures, cartage, hoisting, supplies, equipment, scaffolding, tools, storage containers, and other facilities of every kind and description required for execution of the Work described herein and to perform the Work necessary or incidental to complete the Project.

- f. Contractor shall assume the obligations and responsibilities insofar as they relate to Work to be performed by themselves. Contractor shall receive and handle all deliveries related to their scope of work.
- g. It is the Contractor's responsibility to review and build the supplied approved plans per applicable codes and regulations.
- h. Contractor shall attend mandatory pre-construction and weekly progress meetings as directed by the Property Owner.
- i. Contractor shall wear all required PPE while on-site.
- j. Contractor shall submit a construction schedule at a minimum of two weeks prior to any work beginning and shall update the schedule on a weekly basis.
- k. Contractor shall broom sweep after every work day at the end of the day.
- l. Contractor shall locate all material in a neat and orderly fashion within the scope of work area. If needed, an alternate location may be approved by Property Owner prior to work commencement.
- m. Contractor shall repair and/or replace existing site conditions affected by the scope of work, including but not limited to landscaping, concrete, asphalt, to their previous state to the satisfaction of the Property Owner
- n. Contractor shall coordinate all material deliveries with Property Owner and Owner's Representative at a minimum of three day's notice.
- o. Contractor shall pay prevailing wages per California Department of Industrial Relations and shall provide certified payroll to Property Owner and Owner's Representative with every billing cycle.
- p. Contractor shall notify the Property Owner and Owner's Representative of any needed inspections at a minimum of 24 hour's notice. Contractor to schedule and attend any required inspections.
- q. Contractor shall RFI any in-field discrepancies or constructability issues with Property Owner and Owner's Representative in an effort to find an appropriate solution. If resolved RFI results in a change order, Contractor shall state anticipated increase or decrease in contract cost. Any change order must be approved by PSLHD in writing prior to any new/change order material procurement or work commencement.
- r. Contractor shall provide any required temporary facilities including but not limited toilets, water, fencing, power, and shade. Facilities shall be coordinated with the Owner and Owner's Representative to ensure minimal disruption
- s. Contractor shall provide a daily log after each work day including work performed, number of workers and manhours, relevant photos, notable events, inspection results, submitted RFIs, and explanation of any delays
- t. Contractor shall provide submittals of every product included in the project and shall receive approval of the submittal by the Owner or Owner's Representative at least two weeks prior to material procurement or work commencement
- u. Contractor shall have at least 25% of the total electricians working on the crew, at any given time, must hold EVITP certification during the installation of EV chargers

of 25 kW or more; and at least one (1) electrician on each crew, at any given time, during the installation of EV chargers of 24 kW or less.

### **3. SCOPE OF WORK**

#### **a. Maintenance Yard**

- i. District Use Level 2 Charger – One (1) dual-port Level 2 charger. This charging station would not be available to the public. Include new bollards and any required electrical infrastructure. (See #1 on Attachment 1)
- ii. Public Use Level 2 Charger – One (1) dual-port Level 2 charger. This charging station will be available for the general public. Include new striping, signage, bollards, and any required electrical infrastructure. Also include any ADA upgrades as required. (See #2 on Attachment 1)
- iii. Public Use Level 2 Charger (EV Ready) – Infrastructure for a future additional pedestal with two (2) charging ports for public use. EV Ready shall include necessary electrical panel capacity, circuit breakers, conduit, wire, and junction boxes from the electrical panel to the EV Ready spaces for future charger installation. (See #3 on Attachment 1)
- iv. Solar PV Panels – Solar panels, approximately 20 kW, will be installed on the existing maintenance shop roof. Roof replacement is excluded in the scope of work. The panels are to be separated to allow sunlight through the fiberglass panels in the roof. Electricity generated will provide power to the charging stations and the Maintenance Shop. Include construction drawings, permitting, and coordination with PG&E for solar PV interconnection. (See #4 on Attachment 1)
- v. Battery Backup – Two (2) battery wall units (approximately 13-16 kWh per unit) to be installed within a new garage extension/structure. The wall units will provide power to the EV chargers and the Maintenance Shop during utility peak hours and backup power during blackouts. Include in solar PV construction drawings and permitting. (See #5 on Attachment 1)

#### **b. Coastal Gateway**

- i. Public Use Level 3 Charger – Two (2) dual-port DC Fast Chargers (total of four (4) ports) will be installed for public use. Include new striping, signage, bollards, and any required electrical infrastructure. New electrical service shall be located in the parking lot near the fast chargers. Also include any ADA upgrades as required. (See #1 on Attachment 2)
- ii. Public Use Level 3 Charger (EV Ready) – Infrastructure for two (2) dual-port DC Fast Chargers (total of four (4) ports) will be installed for public use. EV

Ready shall include necessary electrical panel capacity, circuit breakers, conduit, wire, and junction boxes from the electrical panel to the EV Ready spaces for future charger installation. (See #2 on Attachment 2)

- iii. Power Upgrades – The site will need new utility service for the DC Fast Chargers and possibly the solar PV if it cannot tie into the existing service at the Coastal Gateway electrical panel. (See #1 on Attachment 2)
- iv. Solar PV Panels – Solar panels, approximately 40 kW, will be installed on new canopies (included in scope of work) over the rear 30' of the boat trailer and RV camping area. The power generated will offset the DC Fast Charging stations. Include construction drawings, permitting, and coordination with PG&E for solar PV interconnection. (See #4 on Attachment 4)

**c. EVSE Specifications**

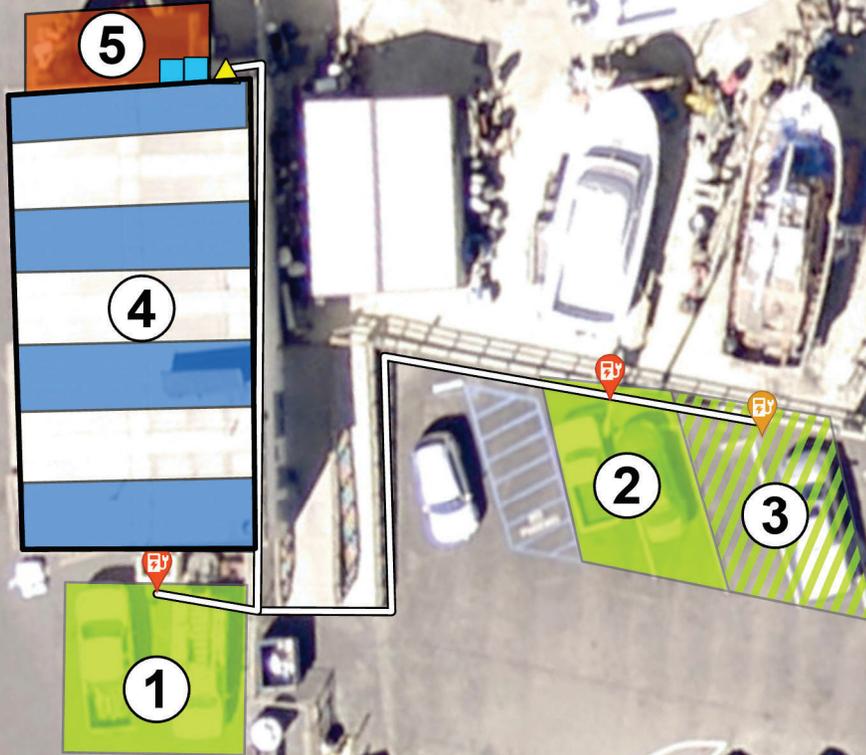
- i. AC EVSE: Autel Ultra Commercial with pedestal, cable management system, and standard warranty
- ii. DC EVSE: Autel MaxiCharger 140 kW with NFC and credit card reader, dual CCS boost, 20' cables, and standard warranty
- iii. Networking and cellular services: EVCS–services for three (3) years including site activation

**4. EXCLUDED SCOPE OF WORK**

- a. Engineering services for EVCS (solar PV and battery storage included)
- b. Permit coordination for EVCS (solar PV and battery storage included)
- c. Permit fee for EVCS (solar PV and battery storage included)
- d. Utility coordination for new service for EVCS (solar PV and battery storage included)
- e. Roof replacement of maintenance yard shop

# Maintenance Yard EV Charging & Solar

*Harford Landing  
Port San Luis Harbor District*

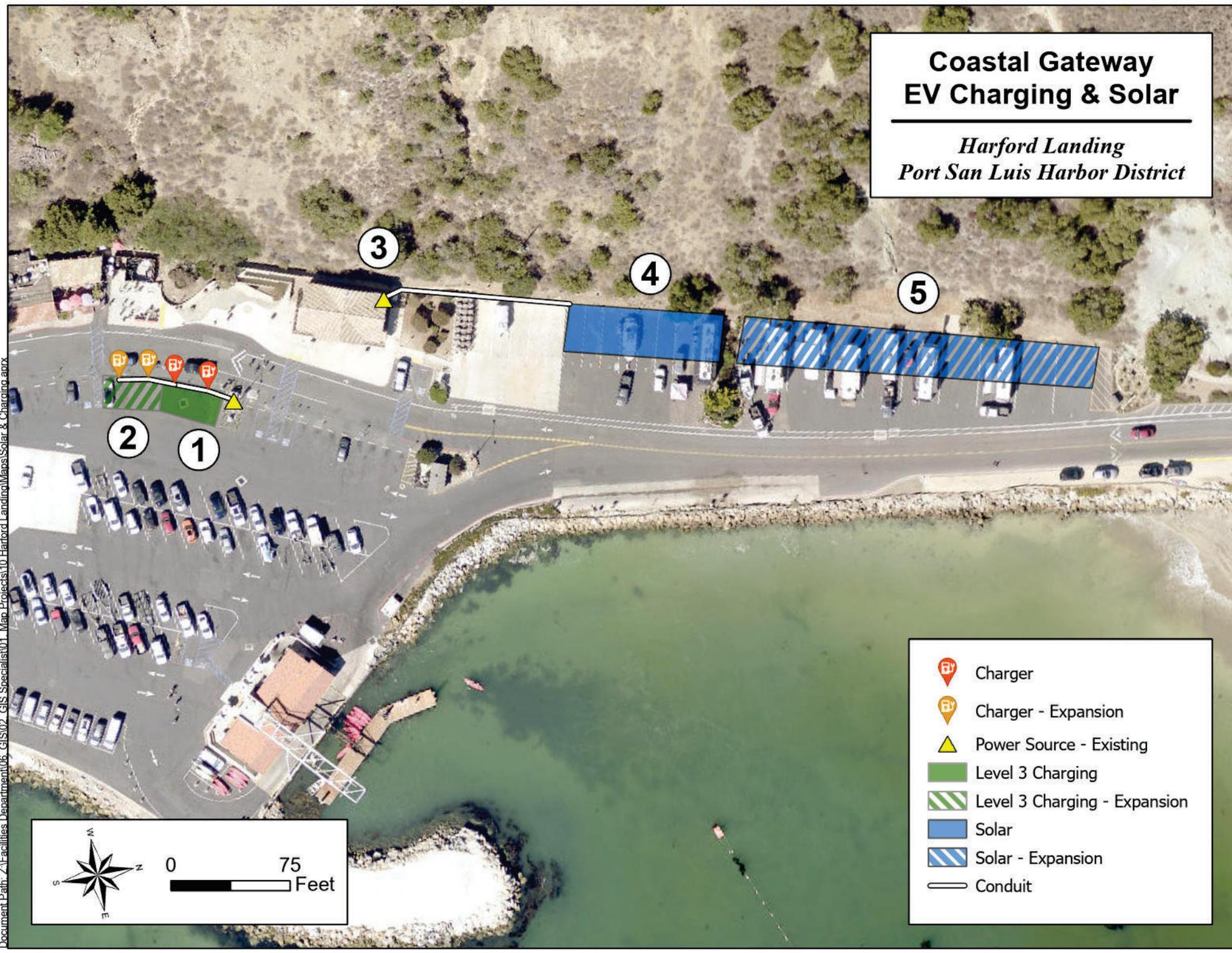


- Charger
- Charger - Expansion
- Power Source - Existing
- Power Wall
- Level 2 Charging
- Level 2 Charging - Expansion
- Solar
- Garage
- Conduit



# Coastal Gateway EV Charging & Solar

*Harford Landing  
Port San Luis Harbor District*



2

1

3

4

5

- Charger
- Charger - Expansion
- Power Source - Existing
- Level 3 Charging
- Level 3 Charging - Expansion
- Solar
- Solar - Expansion
- Conduit

