

**SCARBOROUGH
MAINE**



REQUEST FOR PROPOSALS

RFP 182026

Pine Point Pile and Dock Installation

Town of Scarborough

P.O. Box 360

259 U.S. Route One

Scarborough, Maine 04070-0360

Released on October 30, 2025

Proposals Due on November 20, 2025

Request for Proposals

Instructions:

Sealed Proposals will be received in the Town Clerk's Office, Scarborough Town Hall, 259 US Route 1, Scarborough, Maine 04074 **until 10:00am on November 20, 2025.**

The proposals, if mailed, should be addressed as noted below: Faxed proposals will not be considered.

Attention: Town of Scarborough, Purchasing Agent
Request for Proposal (RFP) Number: 182026
Pile and Dock Installation
259 US Route One
PO BOX 360
Scarborough, ME, 04070-0360

The Town reserves the right to accept or reject any and all proposals.

These proposals will not be publicly opened.

A Vendor's failure to submit its proposal prior to the deadline will cause the proposal to be disqualified. Late proposals or amendments will not be opened or accepted for evaluation.

All proposals submitted shall become property of the Town of Scarborough and will not be returned.

Contact Information:

For questions related to the RFP process:

Kim Morrison, Purchasing Specialist
Email – kmorrison@scarboroughmaine.org
Phone 207 - 730-4083 / Fax 207-730 4088

The preferred contact method is email. All inquiries or requests concerning this Request for Proposals shall be made in writing and must be received before the close of business two days prior to the deadline to the attention of Kim Morrison, Purchasing Specialist. The Town is not responsible for oral interpretations given by any Town employee or representative.

Arrangements to conduct site visits and testing should be made to:

Harbor Master Daryen Granata
dgranata@scarboroughmaine.org
Phone 207-730-4356

Project Specifications – New Pile and Dock Installation

Location: Pine Point Co-op, Scarborough River, Scarborough, Maine

Environment: Saltwater, tidal estuary

1. Overview

This project calls for the installation of a single support pile and a new dock structure to serve the commercial fishing fleet at Pine Point Co-op. The work will improve tie-up capacity, provide safe access for skiffs, and support long-term working waterfront infrastructure in a saltwater environment subject to tidal change, storm surge, and ice.

2. Pile Specification

- **Quantity:** One (1) new pile.
 - **Type/Size:**
 - Timber pile: 12" Class B Southern Yellow Pine, CCA treated to 2.5 pcf..
 - Alternate: 12" galvanized steel pipe pile if approved. (not likely going to be able to get a galvanized steel pipe. If you want an alternative, I'd write it as: 12", .375" wall, ASTM A252-3 seamless or straight seam pipe, 16 mil fusion bond epoxy coated)
 - Piles shall be supplied in adequate lengths to meet project requirements (minimum cut off elevation of xx' (+20'?), and minimum penetration of 15' below existing grade)
 - **Treatment/Protection:**
 - Timber piles shall be CCA-treated to 2.5 pounds per cubic foot.
 - Steel piles shall be 16 mil fusion bond epoxy coated.
 - **Installation:**
 - Piles may be driven with vibratory or impact hammer a minimum 15 ft below existing mudline or to refusal. (unless you have someone do the engineering and determine a required bearing capacity, there's no benefit in driving with a vibratory and an impact)
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3. Float Specification:

- **Flotation-** Float will have ACE© Roto-Molded units from Den-Hartog industries and carry a 15 year mfg. warranty (first 10 non-prorated) from defects. Each float drum will be through-bolted to the frame with ½” diameter Hot-Dipped Galvanized (HDG) carriage bolts. The float drums are one-piece rotationally molded polyethylene with a .150” nominal wall thickness (1/8”), foam filled units.
 - **Freeboard of Floating** dock to be +/-18”-19” to match up with existing dock.
 - **Framing:** All floats to be framed with full length 32’ marine grade 4x8 pressure treated (PT) timbers treated UC4B. The outer perimeter of the floating dock to be skirted with marine grade #1 2x10. Secondary Interim joists to be marine grade UC4B 2x8.
 - **Bottom Skid Detail:** Full length 4x8 timbers. End up-rights are 2x8 and internal up-right members are 4x8 block with HDG hardware connections.
 - **Decking:** Decking to be handrail grade 2x6 Select Plus Marine Grade UC4B. All decking ends to be capped with a “whaler board” for finished appearance. Other decking options available upon request.
 - **Hardware:** All internal hardware to be min. (HDG) ¼” thick. HD 3/8” 2 tab/3 tab commercial line hardware for external connecting hardware.
 - **Fasteners:** All hardware to be fastened with ½” diameter (HDG) carriage bolts (CB) of varying lengths. Drums will be fastened using ½” diameter (HDG)(CB). All decking to be fastened with #10x3” Torx © 316 grade stainless steel deck screws.
 - **Fender-** Grey fender strip provided on (3) working sides of floating dock. Fender strips secured with 316 grade #12 x1” pan-head screws spaced min. every 6” apart. (2) Bumper corners to be provided at both outboard corners of floating dock.
 - **Cleats-** Floating dock to have up to (10) 12” HDG dock cleats (please circle one) with HDG cleat stiffener bracket. Quantity and Location provided by customer.
 - **Anchor Points:** Included in pricing. Hot Dipped Galvanized part DC-TM or #6H404 for inboard anchors. Outboard points: N/A
 - **Pile Pocket guide:** Pocket guide to lined with 1-1/2” X 5 -1/2” x 18” UHMW (ultra high molecular weight) HDPE (High Density Polyethylene) chaff blocks secured with ½” x 6” HDG Lag. Additional Block to be secured to existing floating dock end.
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4. Environmental Considerations

- Treated timber must comply with Maine DEP standards for use in tidal waters.
- Construction activity to avoid disturbance to eelgrass, shellfish beds, and intertidal resources.
- All cut-offs, debris, or construction waste must be collected and disposed of at an approved upland facility.

- Work timing to follow approved in-water construction windows for marine resource protection.
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5. Durability and Safety

- Dock to be designed for at least 50 psf live load.
 - Decking to include non-slip surface.
 - Dock and pile to be capable of withstanding tidal currents, seasonal ice, and storm surge common to the Scarborough River.
 - Service life goal: 20+ years with routine maintenance.
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6. Compliance

Work must comply with:

- Maine Department of Environmental Protection (MDEP) permit-by-rule or individual permit requirements.
- Maine Submerged Lands Permit requirements.
- Town of Scarborough harbor and waterfront ordinances

The contractor will provide pile driving logs and final as-built sketches at completion.

7. Timeline

Pile and dock must be completed by May 15, 2026.

SIGNED FORM TO BE INCLUDED WITH THE PROPOSAL**PILE INSTALLATION**

\$ _____

DOCK INSTALLATION

\$ _____

➤➤➤ **NOTE: BID MUST BEAR THE HANDWRITTEN SIGNATURE OF A DULY AUTHORIZED MEMBER OR EMPLOYEE OF THE ORGANIZATION MAKING THE BID.**

SIGNED: _____**DATE:** _____**COMPANY:** _____
Corporation, Firm, or Company**ADDRESS:** __________
City State ZIP

TELEPHONE : (_____) _____ FAX: (_____) _____

EMAIL: _____

Standard Terms and Conditions:

The Town of Scarborough reserves the right to amend this RFP prior to the proposal due date. All amendments and additional information will be posted on the Town website: www.scarboroughmaine.org. The Town reserves the right to waive any informality in proposals, to accept the proposals or portions thereof, and to reject any and all proposals, should it be deemed in the best interest of the Town to do so. Nothing in this document shall require the Town of Scarborough to proceed with Engineering and/or any of the identified services. The Town reserves the right to substantiate Respondent's qualifications, capability to perform, and availability and past performance record.

The cost for developing the proposal is the sole responsibility of the Consultant. All proposals submitted become the property of the Town.

The Town reserves the right to approve subcontractors. All work performed under contract to the Town becomes the property of the Town in the format specified by the Town.

A Certificate of Insurance is required from all consultants, contractors and vendors doing business with the Town of Scarborough. Within two (2) weeks of the Notice of Award, Consultant must submit a Certificate of Insurance naming the Town of Scarborough as "additional insured." Failure to furnish the required certificate within the required timeframe may result in the proposal being rejected.

The successful Consultant(s) selected shall agree to defend, indemnify and hold the Town harmless from any and all claims, demands, suits, causes of action and judgments arising from or related to Consultant's performance, including claims of professional malpractice or negligence. Such indemnity shall include the Town's reasonable attorneys' fees as well.

The above referenced indemnity shall be in addition to and as a complement to the below described insurance coverage, which coverage is a mandatory requirement of this RFP and any award hereunder.

Specifically, the successful Consultant(s) shall provide the following coverage(s) and amount(s).

Commercial General Liability	\$2,000,000.00
Automobile Liability	\$2,000,000.00
Workers Compensation	\$1,000,000.00
Errors and Omissions	\$2,000,000.00
Umbrella Coverage	\$2,000,000.00

All policies shall be underwritten by companies licensed to sell insurance in Maine and who are rated A+ or better by AM Best Company. Self-insurance pools or trusts are not an acceptable substitute for the referenced commercial coverage.

RFP 182026 Bidders List

Custom Float Service	sdyer@customfloat.com
Prock Marine	shawn@prockmarinecompany.com