



The following documentation is an electronically-submitted vendor response to an advertised solicitation from the *West Virginia Purchasing Bulletin* within the Vendor Self-Service portal at ***wvOASIS.gov***. As part of the State of West Virginia's procurement process, and to maintain the transparency of the bid-opening process, this documentation submitted online is publicly posted by the West Virginia Purchasing Division at ***WVPurchasing.gov*** with any other vendor responses to this solicitation submitted to the Purchasing Division in hard copy format.

Header 1

List View

General Information [Contact](#) [Default Values](#) [Discount](#) [Document Information](#) [Clarification Request](#)

Procurement Folder: 1782779

Procurement Type: Central Purchase Order

Vendor ID: VC0000015220

Legal Name: CITY PLUMBING & HEATING

Alias/DBA:

Total Bid: \$355,355.00

Response Date: 10/13/2025

Response Time: 13:07

Responded By User ID: 550683597

First Name: Jay

Last Name: Wade

Email: jay@cphwv.com

Phone: 304-296-7135

SO Doc Code: CRFQ

SO Dept: 0310

SO Doc ID: DNR2600000003

Published Date: 10/8/25

Close Date: 10/15/25

Close Time: 13:30

Status: Closed

Solicitation Description:

Blennerhassett Island Mansion HVAC Rehabilitation

Total of Header Attachments: 1

Total of All Attachments: 1



Department of Administration
Purchasing Division
2019 Washington Street East
Post Office Box 50130
Charleston, WV 25305-0130

State of West Virginia
Solicitation Response

Proc Folder: 1782779
Solicitation Description: Blennerhassett Island Mansion HVAC Rehabilitation
Proc Type: Central Purchase Order

Solicitation Closes	Solicitation Response	Version
2025-10-15 13:30	SR 0310 ESR10132500000002547	1

VENDOR
VC0000015220
CITY PLUMBING & HEATING

Solicitation Number: CRFQ 0310 DNR2600000003
Total Bid: 355355
Response Date: 2025-10-13
Response Time: 13:07:10
Comments:

FOR INFORMATION CONTACT THE BUYER
Joseph (Josh) E Hager III
(304) 558-2306
joseph.e.hageriii@wv.gov

Vendor		
Signature X	FEIN#	DATE

All offers subject to all terms and conditions contained in this solicitation

Line	Comm Ln Desc	Qty	Unit Issue	Unit Price	Ln Total Or Contract Amount
1	Heating and cooling and air conditioning HVAC construction a				355355.00

Comm Code	Manufacturer	Specification	Model #
72151200			

Commodity Line Comments:

Extended Description:

New HVAC system at Blennerhassett SP Mansion.



Department of Administration
Purchasing Division
2019 Washington Street East
Post Office Box 50130
Charleston, WV 25305-0130

State of West Virginia
Centralized Request for Quote
Construction

Proc Folder: 1782779

Doc Description: Blennerhassett Island Mansion HVAC Rehabilitation

Reason for Modification:

Addendum #3 is issued to move the bid close date to 10/15/2025 @ 1:30 PM ET due to wvoasis updates.

Proc Type: Central Purchase Order

Date Issued	Solicitation Closes	Solicitation No	Version
2025-10-08	2025-10-15 13:30	CRFQ 0310 DNR2600000003	4

BID RECEIVING LOCATION

BID CLERK
DEPARTMENT OF ADMINISTRATION
PURCHASING DIVISION
2019 WASHINGTON ST E
CHARLESTON WV 25305
US

VENDOR

Vendor Customer Code:

Vendor Name : CP&H Inc.

Address : 1500 Morgantown Industrial Park

Street :

City : Morgantown

State : WV

Country :

Zip : 26501

Principal Contact : Jay Wade

Vendor Contact Phone: 304-296-7135

Extension:

FOR INFORMATION CONTACT THE BUYER

Joseph (Josh) E Hager III

(304) 558-2306

joseph.e.hageriii@wv.gov

**Vendor
Signature X**

FEIN# 55-0683597

DATE 10/13/2025

All offers subject to all terms and conditions contained in this solicitation

ADDITIONAL INFORMATION

he West Virginia Purchasing Division is soliciting bids on behalf of the WV Division of Natural Resources to establish a contract for HVAC Rehabilitation of the Blennerhassett Island Mansion per the attached specifications and terms and conditions.

INVOICE TO		SHIP TO	
DIVISION OF NATURAL RESOURCES 112 CALIFORNIA AVENUE BLDG 4 CHARLESTON WV US		DIVISION OF NATURAL RESOURCES BLANNERHASSETT ISLAND HISTORICAL STATE PARK 137 JULIANA ST PARKERSBURG WV US	

Line	Comm Ln Desc	Qty	Unit Issue	Unit Price	Total Price
1	Heating and cooling and air conditioning HVAC construction a				

Comm Code	Manufacturer	Specification	Model #
72151200			

Extended Description:
New HVAC system at Blennerhassett SP Mansion.

SCHEDULE OF EVENTS

<u>Line</u>	<u>Event</u>	<u>Event Date</u>
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REQUEST FOR QUOTATION
Blennerhassett Mansion HVAC Rehabilitation

EXHIBIT A – Pricing Page

Name of Bidder:

CP&H Inc.

Address of Bidder:

1500 Morgantown Industrial Park
Morgantown WV 26501

Phone Number of Bidder:

304-296-7135

WV Contractors License No.

WV008629

We, the undersigned, having examined the site and being familiar with the local conditions affecting the cost of the work and also being familiar with the general conditions to bidders, drawings, and specifications, hereby propose to furnish all materials, equipment, and labor to complete all work in a workmanlike manner, as described in the Bidding Documents.

Base Bid

The Base Bid shall consist of all the work described and specified in the Bidding Documents, Construction Plans, and Project Manual/Construction Specifications as Base Bid.

Total Base Bid:

Lump sum for all labor, materials, and equipment as defined in the Bidding Documents.

Written in numbers.

\$355,355.00

Total Base Bid:

Lump sum for all labor, materials, and equipment as defined in the Bidding Documents.

Written in words.

THREE HUNDRED FIFTY FIVE THOUSAND THREE
HUNDRED FIFTY FIVE DOLLARS AND 00/100

The Bidder understands that the successful Bidder will be determined based upon the lowest Base Bid.

Authorized Vendor Signature:



ADDENDUM ACKNOWLEDGEMENT FORM
SOLICITATION NO.: CRFQ DNR26*03

Instructions: Please acknowledge receipt of all addenda issued with this solicitation by completing this addendum acknowledgment form. Check the box next to each addendum received and sign below. Failure to acknowledge addenda may result in bid disqualification.

Acknowledgment: I hereby acknowledge receipt of the following addenda and have made the necessary revisions to my proposal, plans and/or specification, etc.

Addendum Numbers Received:

(Check the box next to each addendum received)

☒ Addendum No. 1	☐ Addendum No. 6
☒ Addendum No. 2	☐ Addendum No. 7
☒ Addendum No. 3	☐ Addendum No. 8
☐ Addendum No. 4	☐ Addendum No. 9
☐ Addendum No. 5	☐ Addendum No. 10

I understand that failure to confirm the receipt of addenda may be cause for rejection of this bid. I further understand that any verbal representation made or assumed to be made during any oral discussion held between Vendor's representatives and any state personnel is not binding. Only the information issued in writing and added to the specifications by an official addendum is binding.

CP&H INC.

Company

[Signature]

Authorized Signature

10/13/2025

Date

Subcontractor List Submission (Construction Contracts Only)

Bidder's Name: CP&H Inc.

☒ Check this box if no subcontractors will perform more than \$25,000.00 of work to complete the project.

Subcontractor Name	License Number if Required by W. Va. Code § 21-11-1 et. seq.

Attach additional pages if necessary

DESIGNATED CONTACT: Vendor appoints the individual identified in this Section as the Contract Administrator and the initial point of contact for matters relating to this Contract.

(Printed Name and Title) Jay Wade

(Address) 1500 Morgantown Industrial Park, Morgantown WV 26501

(Phone Number) / (Fax Number) 304-296-7135

(email address) jay@cphwv.com

CERTIFICATION AND SIGNATURE: By signing below, or submitting documentation through wvOASIS, I certify that: I have reviewed this Solicitation/Contract in its entirety; that I understand the requirements, terms and conditions, and other information contained herein; that this bid, offer or proposal constitutes an offer to the State that cannot be unilaterally withdrawn; that the product or service proposed meets the mandatory requirements contained in the Solicitation/Contract for that product or service, unless otherwise stated herein; that the Vendor accepts the terms and conditions contained in the Solicitation, unless otherwise stated herein; that I am submitting this bid, offer or proposal for review and consideration; that this bid or offer was made without prior understanding, agreement, or connection with any entity submitting a bid or offer for the same material, supplies, equipment or services; that this bid or offer is in all respects fair and without collusion or fraud; that this Contract is accepted or entered into without any prior understanding, agreement, or connection to any other entity that could be considered a violation of law; that I am authorized by the Vendor to execute and submit this bid, offer, or proposal, or any documents related thereto on Vendor's behalf; that I am authorized to bind the vendor in a contractual relationship; and that to the best of my knowledge, the vendor has properly registered with any State agency that may require registration.

By signing below, I further certify that I understand this Contract is subject to the provisions of West Virginia Code § 5A-3-62, which automatically voids certain contract clauses that violate State law; and that pursuant to W. Va. Code 5A-3-63, the entity entering into this contract is prohibited from engaging in a boycott against Israel.

CP&H Inc.

(Company)

(Signature of Authorized Representative)

Jay Wade-President 10/2/2025

(Printed Name and Title of Authorized Representative) (Date)

304-296-7135

(Phone Number) (Fax Number)

jay@cphwv.com

(Email Address)



State of West Virginia
DRUG FREE WORKPLACE CONFORMANCE AFFIDAVIT
West Virginia Code §21-1D-5

I, Jay Wade, after being first duly sworn, depose and state as follows:

1. I am an employee of CP&H Inc.; and,
(Company Name)
2. I do hereby attest that CP&H inc.
(Company Name)

maintains a written plan for a drug-free workplace policy and that such plan and policy are in compliance with **West Virginia Code §21-1D**.

The above statements are sworn to under the penalty of perjury.

Printed Name: Jay Wade
 Signature: 
 Title: President
 Company Name: CP&H Inc.
 Date: 10/2/2025

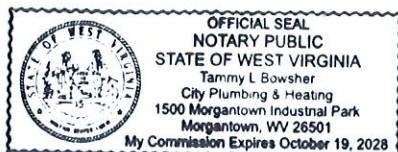
STATE OF WEST VIRGINIA,

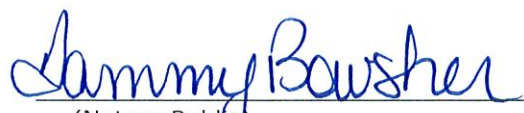
COUNTY OF Monongalia, TO-WIT:

Taken, subscribed and sworn to before me this 2nd day of October, 2025.

By Commission expires 10-19-2028

(Seal)




 (Notary Public)

Western Surety Company

POWER OF ATTORNEY APPOINTING INDIVIDUAL ATTORNEY-IN-FACT

Know All Men By These Presents, That WESTERN SURETY COMPANY, a South Dakota corporation, is a duly organized and existing corporation having its principal office in the City of Sioux Falls, and State of South Dakota, and that it does by virtue of the signature and seal herein affixed hereby make, constitute and appoint

**Nancy D Lawson, Joseph A Stanton, Adam L Yeager, Bradley A Meredith, Ryan Wingrove, Jill Morris Gibson,
Individually**

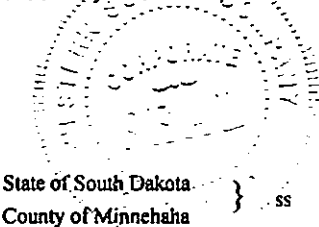
of Huntington, WV, its true and lawful Attorney(s)-in-Fact with full power and authority hereby conferred to sign, seal and execute for and on its behalf bonds, undertakings and other obligatory instruments of similar nature

- In Unlimited Amounts -

and to bind it thereby as fully and to the same extent as if such instruments were signed by a duly authorized officer of the corporation and all the acts of said Attorney, pursuant to the authority hereby given, are hereby ratified and confirmed.

This Power of Attorney is made and executed pursuant to and by authority of the Authorizing By-Laws and Resolutions printed at the bottom of this page, duly adopted, as indicated, by the shareholders of the corporation.

In Witness Whereof, WESTERN SURETY COMPANY has caused these presents to be signed by its Vice President and its corporate seal to be hereto affixed on this 5th day of December, 2023.



WESTERN SURETY COMPANY

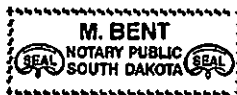
A handwritten signature of Larry Kasten in black ink.

Larry Kasten, Vice President

On this 5th day of December, 2023, before me personally came Larry Kasten, to me known, who, being by me duly sworn, did depose and say: that he resides in the City of Sioux Falls, State of South Dakota; that he is a Vice President of WESTERN SURETY COMPANY described in and which executed the above instrument; that he knows the seal of said corporation; that the seal affixed to the said instrument is such corporate seal; that it was so affixed pursuant to authority given by the Board of Directors of said corporation and that he signed his name thereto pursuant to like authority, and acknowledges same to be the act and deed of said corporation.

My commission expires

March 2, 2026

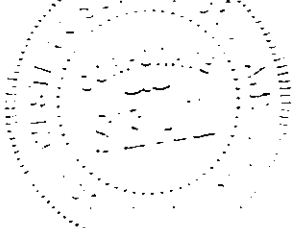


A handwritten signature of M. Bent in black ink.

M. Bent, Notary Public

CERTIFICATE

I, L. Nelson, Assistant Secretary of WESTERN SURETY COMPANY do hereby certify that the Power of Attorney hereinabove set forth is still in force, and further certify that the By-Laws and Resolutions of the corporation printed below this certificate are still in force. In testimony whereof I have hereunto subscribed my name and affixed the seal of the said corporation this 2nd day of October, 2025.



WESTERN SURETY COMPANY

A handwritten signature of L. Nelson in black ink.

L. Nelson, Assistant Secretary

Authorizing By-Laws and Resolutions

ADOPTED BY THE SHAREHOLDERS OF WESTERN SURETY COMPANY

This Power of Attorney is made and executed pursuant to and by authority of the following By-Law duly adopted by the shareholders of the Company.

Section 7. All bonds, policies, undertakings, Powers of Attorney, or other obligations of the corporation shall be executed in the corporate name of the Company by the President, Secretary, and Assistant Secretary, Treasurer, or any Vice President, or by such other officers as the Board of Directors may authorize. The President, any Vice President, Secretary, any Assistant Secretary, or the Treasurer may appoint Attorneys in Fact or agents who shall have authority to issue bonds, policies, or undertakings in the name of the Company. The corporate seal is not necessary for the validity of any bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation. The signature of any such officer and the corporate seal may be printed by facsimile.

This Power of Attorney is signed by Larry Kasten, Vice President, who has been authorized pursuant to the above Bylaw to execute power of attorneys on behalf of Western Surety Company.

This Power of Attorney may be signed by digital signature and sealed by a digital or otherwise electronic-formatted corporate seal under and by the authority of the following Resolution adopted by the Board of Directors of the Company by unanimous written consent dated the 27th day of April, 2022:

"RESOLVED: That it is in the best interest of the Company to periodically ratify and confirm any corporate documents signed by digital signatures and to ratify and confirm the use of a digital or otherwise electronic-formatted corporate seal, each to be considered the act and deed of the Company."

Go to www.cnasurety.com > Owner / Obligor Services > Validate Bond Coverage, if you want to verify bond authenticity.

BID BOND

KNOW ALL MEN BY THESE PRESENTS, That we, the undersigned, CP&H, Inc. dba City Plumbing & Heating
of 1500 Morgantown Industrial Park, Morgantown, WV 26501, as Principal, and Western Surety Company
of 151 N. Franklin Street, Chicago, IL 60606, a corporation organized and existing under the laws of the State of South Dakota with its principal office in the City of Chicago, IL, as Surety, are held and firmly bound unto the State of West Virginia, as Obligee, in the penal sum of Five Percent Of Bid ----- (\$ 5% of Bid-----) for the payment of which, well and truly to be made, we jointly and severally bind ourselves, our heirs, administrators, executors, successors and assigns.

The Condition of the above obligation is such that whereas the Principal has submitted to the Purchasing Section of the Department of Administration a certain bid or proposal, attached hereto and made a part hereof, to enter into a contract in writing for State of West Virginia, Department of Administration, 2019 Washington Street, East, Charleston, WV 25305
REQ. P.O. #: CRFQ 0310 DNR2600000003
Blennerhassett Island Mansion HVAC Rehabilitation, Parkersburg, WV . HVAC equipment replacement in existing building

NOW THEREFORE,

(a) If said bid shall be rejected, or
(b) If said bid shall be accepted and the Principal shall enter into a contract in accordance with the bid or proposal attached hereto and shall furnish any other bonds and insurance required by the bid or proposal, and shall in all other respects perform the agreement created by the acceptance of said bid, then this obligation shall be null and void, otherwise this obligation shall remain in full force and effect. It is expressly understood and agreed that the liability of the Surety for any and all claims hereunder shall, in no event, exceed the penal amount of this obligation as herein stated.

The Surety, for the value received, hereby stipulates and agrees that the obligations of said Surety and its bond shall be in no way impaired or affected by any extension of the time within which the Obligee may accept such bid, and said Surety does hereby waive notice of any such extension.

WITNESS, the following signatures and seals of Principal and Surety, executed and sealed by a proper officer of Principal and Surety, or by Principal individually if Principal is an individual, this 2nd day of October, 2025.

Principal Seal

CP&H, Inc. dba City Plumbing & Heating
(Name of Principal)

By Jay Wade
(Must be President, Vice President, or
Duly Authorized Agent)
PRESIDENT
(Title)

Surety Seal

Western Surety Company
(Name of Surety)

Jill Morris Gibson, Attorney-in-Fact

IMPORTANT – Surety executing bonds must be licensed in West Virginia to transact surety insurance, must affix its seal, and must attach a power of attorney with its seal affixed.