

# NOTICE TO BIDDERS

Sealed proposals will be received by the Appalachian State University in Boone, NC, in Room 105 of BB Dougherty Building until 3:00 PM on Thursday, September 27, 2018 and immediately thereafter publicly opened and read for the furnishing of labor, material and equipment entering into the construction of:

## **Peacock Hall and Rankin Science West Restroom Renovations Appalachian State University**

The Rankin Science West portion of the project is slab demolition with unsuitable soil remediation, grout injection, and the addition of new Men's, Women's and Family style restrooms in Rankin Science West. The Peacock Hall portion of the project is the renovation of 4 floors of Men's and Women's restrooms, two individual restrooms, housekeeping closets and elevator interior cab finishes. The project includes Architectural, MEP/FP, and Structural.

Bids will be received for *Single Prime contract*. All proposals shall be lump sum.

Please note that any bids delivered to the ASU Design and Construction, c/o Neal Winebarger Appalachian State University 438 Academy Street Boone, NC must be received by 3:00 pm on bid day. After that, all bids will need to go to bid opening location.

### **Pre-Bid Meeting**

A non-mandatory, but highly recommended, pre-bid meeting will be held for all interested bidders on September 11, 2018 at 2:00 PM in Room 4140 of Peacock Hall. The meeting will address project specific questions, issues, bidding procedures and bid forms. After the prebid meeting there will be a site visit to go over the project scope and locations. This will be the only opportunity for contractors and their subcontractors to visit the site, so please have all interested parties in attendance.

During normal business hours, 7:00 a.m. - 5:00 p.m., visitors to the campus are required to park in the Rivers Street Parking Deck. The facility is located on Rivers Street between Harper Hall and Garwood Hall. Look for the pedestrian bridge over the street, as it is a part of the parking deck.

The fees for parking in the Rivers Street Parking Deck are as follows. Payment is cash only.

31 minutes - 1 hour - \$2.00

1 hour - 2 hours - \$4.00

2 hours - 3 hours - \$6.00

3 hours - 4 hours - \$8.00

Over 4 hours - \$10.00

Daily maximum per vehicle exit per day is \$10.00.

The meeting is also to identify preferred brand alternates and their performance standards that the owner will consider for approval on this project.

In accordance with General Statute GS 133-3, Specifications may list one or more preferred brands as an alternate to the base bid in limited circumstances. Specifications containing a preferred brand alternate under this section must identify the performance standards that support the preference. Performance standards for the preference must be approved in advance by the owner in an open meeting. Any alternate approved by the owner shall be approved only where (i) the preferred alternate will provide cost savings, maintain or improve the functioning of any process or system affected by the preferred item or items, or both, and (ii) a justification identifying these criteria is made available in writing to the public.

In accordance with GS133-3 and SCO procedures the following preferred brand items are being considered as Alternates by the owner for this project:

OPA 01: Sargent Series 8200 SteelCase Locksets

OPA 02: Sargent Series 281 Series Closers at labeled doors and Sargent Series 1431 with hold open feature at maximum degree of door swing

Bidders' questions will be entertained in writing until 12:00 pm on Tuesday, September 18, 2018. Address all questions to the designer, Watson Tate Savory, Inc. - Attn: Jana Hartenstine, [jhartenstine@watsontatesavory.com](mailto:jhartenstine@watsontatesavory.com) .

Justification of any approvals will be made available to the public in writing no later than seven (7) days prior to bid date.

Complete plans, specifications and contract documents will be open for inspection in the offices of:

1. Designer: Watson Tate Savory, Inc. 1307 W. Morehead Street, Charlotte N.C. 28208 Suite 101. Bidders shall call Jana Hartenstine at 704-749-5181 x 210 in advance to make an appointment to review documents 24 hours in advance.
2. Owner : Appalachian State University Planning Design and Construction Office

or may be obtained by those qualified as prime bidders, upon deposit of One Hundred and dollars (\$100.00 ) in cash or certified check if picked up at the office of WTS. The full plan deposit will be returned to those bidders provided all documents are returned in good, usable condition within ten (10) days after the bid date.

Electronic copies of the plans, specifications and contract documents will also be provided electronically to all bidders. Contact for electronic plans and specifications: Watson Tate Savory, Inc.

- a. Please notify Jana Hartenstine ([jhartenstine@watsontatesavory.com](mailto:jhartenstine@watsontatesavory.com)) by email with Subject line exactly as follows: "Rankin West/Peacock Restrooms; (your company name); BID DOCUMENT REQUEST".
- b. Include your company name, contact information, emails, phone numbers in the body of your email. A bidders list will be developed from this information.
- c. cc: [mallen@watsontatesavory.com](mailto:mallen@watsontatesavory.com)

Digital (Electronic) plans, specifications and contract documents are available at the following;

1. Construct Connect at [content@constructconnect.com](mailto:content@constructconnect.com), (800) 364-2059
2. North Carolina Offices of Dodge Data & Analytics (formerly McGraw-Hill Construction) – Customer Service – (800) 393-6343
3. Metrolina Minority Contractors Association (MMCA) – [mmca@mmcaofcharlotte.org](mailto:mmca@mmcaofcharlotte.org), (877) 526-6205
4. Minority Contractors Resource Center, 418 W. Trade St., Charlotte, NC 28202. Ph. (704)-332-5746 Fax (704)-332-5990.

5. Asheville Business Development Center, 70 Woodfin Place, Suite 305, Asheville, NC 28801, Phone: 828-252 2516.

**NOTE:** The bidder shall include with the bid proposal the form *Identification of Minority Business Participation* identifying the minority business participation it will use on the project and shall include either Affidavit A or Affidavit B as applicable. Forms and instructions are included within the Proposal Form in the bid documents. Failure to complete these forms is grounds for rejection of the bid. (GS143-128.2c Effective 1/1/2002.)

All contractors are hereby notified that they must have proper license as required under the state laws governing their respective trades.

General contractors are notified that Chapter 87, Article 1, General Statutes of North Carolina, will be observed in receiving and awarding general contracts. General contractors submitting bids on this project must have license classification for "Building Contractor " (set forth the license classification required by the NC General Contractors Licensing Board under G.S. 87-1)

**NOTE--SINGLE PRIME CONTRACTS:** Under GS 87-1, a contractor that superintends or manages construction of any building, highway, public utility, grading, structure or improvement shall be deemed a "general contractor" and shall be so licensed. Therefore a single prime project that involves other trades will require the single prime contractor to hold a proper General Contractors license. **EXCEPT:** On public buildings being bid single prime, where the total value of the general construction does not exceed 25% of the total construction value, contractors under GS87- Arts 2 and 4 (Plumbing, Mechanical & Electrical) may bid and contract directly with the Owner as the SINGLE PRIME CONTRACTOR and may subcontract to other properly licensed trades. [GS87-1.1- Rules .0210](#)

Each proposal shall be accompanied by a cash deposit or a certified check drawn on some bank or trust company, insured by the Federal Deposit Insurance Corporation, of an amount equal to not less than five percent (5%) of the proposal, or in lieu thereof a bidder may offer a bid bond of five percent (5%) of the bid executed by a surety company licensed under the laws of North Carolina to execute the contract in accordance with the bid bond. Said deposit shall be retained by the owner as liquidated damages in event of failure of the successful bidder to execute the contract within ten days after the award or to give satisfactory surety as required by law.

A performance bond and a payment bond will be required for one hundred percent (100%) of the contract price.

Payment will be made based on ninety-five percent (95%) of monthly estimates and final payment made upon completion and acceptance of work.

No bid may be withdrawn after the scheduled closing time for the receipt of bids for a period of 30 days.

The owner reserves the right to reject any or all bids and to waive informalities.

Bidders who will not attend the Bid Opening need to ensure their sealed bids are delivered no later than 3:00 pm on bid day to the following:

**Mailed Proposals:**

Attn: Mr. Neal Winebarger– Planning, Design and Construction  
Appalachian State University

ASU Box 32050  
438 Academy Street  
BB Dougherty Admin. Building  
Boone, North Carolina 28608  
828.262.7195

Or

**Hand Delivered:**

Attn: Mr. Neal Winebarger– Planning, Design and Construction  
Appalachian State University  
438 Academy Street  
BB Dougherty Admin. Building  
Boone, North Carolina 28608  
828.262.7195

**Designer:**

Watson Tate Savory, Inc.  
1307 W. Morehead Street  
Ste 101  
Charlotte, N.C. 28208

(704)-749-5181

**Owner:**

Appalachian State University  
Planning, Design and Construction,  
438 Academy Street  
BB Dougherty Admin. Building  
Boone, North Carolina 28608

828.262.7195