

1 **MEP INVITATION TO BID (Rev 12/2023)**  
2 DIVISION OF FACILITIES DEVELOPMENT

3  
4 **READINESS CENTER REPLACEMENT**  
5 **DEPARTMENT OF MILITARY AFFAIRS**  
6 **VIROQUA, WISCONSIN**

7  
8 Division Project No. **18K1G**  
9 **Federal Project No. 550184**

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11 **BID SUBMISSION DUE by 1:00PM, BID OPENING for MEP BIDDERS: 2:00 P.M., March 27, 2024.**

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13 **BID SUBMISSION DUE by 1:00 PM, BID OPENING for GPC BIDDERS: 2:00 P.M., April 10, 2024.**

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15 OWNER: State of Wisconsin, Department of Administration (DOA), Division of Facilities Development,  
16 hereinafter termed DFD.

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18 **All potential bidders must be certified by DOA prior to submitting bids on state construction**  
19 **projects over \$50,000.** All bids received from contractors who are not certified will be rejected. Contractor  
20 certification applications and instructions for completing the form may be obtained from the DOA Website  
21 DFD Contractor Certification page: <https://doa.wi.gov/Pages/DoingBusiness/ContractorCertification.aspx>  
22 or upon request from DFD-- email [dfdcertification@wisconsin.gov](mailto:dfdcertification@wisconsin.gov).

23  
24 This project is being let using the single prime bidding and contracting process. DFD will publicly bid the  
25 applicable mechanical, electrical, plumbing, and fire protection (MEP) divisions of work **first**. Within 5  
26 days of the MEP bid opening, DFD will identify a lowest, qualified, responsible, certified bidder in each  
27 applicable MEP division of work. These successful MEP bids must be included in all general prime  
28 contractor bids received. No later than 5 days after DFD identifies the successful MEP bids, DFD will  
29 publicly open general prime contractor bids. **General prime contractor bids that do not include the**  
30 **successful MEP bids will be rejected.** The state will enter into a single contract with the lowest, qualified,  
31 responsible, certified general prime contractor and this general prime contractor will enter into subcontracts  
32 with the successful MEP bidders.

33  
34 Sealed bids will be received as follows, before the time indicated above:

- 35 • **PDF scanned file of all required bid documents, including bid and bid bond forms with**  
36 **original wet signatures or properly transmitted electronic signatures (only PDF files will be**  
37 **accepted) emailed to [loadfdmbidsubmission@wisconsin.gov](mailto:loadfdmbidsubmission@wisconsin.gov) (this is the preferred method);**
- 38 • **US Mail or Third-party delivery (UPS, Fedex, or DHL) to State of Wisconsin,**  
39 **Administration Building, 7<sup>th</sup> Floor, 101 East Wilson Street, Madison, Wisconsin 53703; or**
- 40 • **Hand delivery to the drop box labeled SEALED BIDS ONLY in front of the State of**  
41 **Wisconsin Administration Building located at 101 East Wilson Street, Madison, Wisconsin**  
42 **53703.**

43  
44 The bidder is responsible for the sealed bid being delivered to the indicated location or email before the  
45 time specified for the bid submission. Third party delivery is entirely at the bidder's risk.

46  
47 Bid opening will be conducted via Microsoft Teams. Bidders may call the Microsoft Teams teleconference  
48 number: (608) 571-2209, conference ID: 484 588 360#, on the day of the bid to hear the bid results  
49 announced on the day bids are due. The conference line will be open at 1:45 P.M. CDT and all bids will be  
50 opened after 2:00 P.M. CDT. Bidders may also join the Microsoft Teams meeting via Microsoft Teams:  
51 [Click here to join the meeting](#)

1 In general, the work consists of: demolition of the existing building, extending existing utilities, and  
2 preparing the site for the new building. The new building consists of a 55,000 square foot, single story  
3 building constructed with insulated architectural precast concrete. It is a mixed-use occupancy containing  
4 assembly spaces, offices, classrooms, training space, a gym, a machine shop, a vehicle repair shop, vehicle  
5 storage, locker rooms, bathrooms, showers, and a kitchen.

6  
7 **CLASS 1 NOTICE:**

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9 **Notice is hereby given in accordance with Section 16.855(10), Wisconsin Statutes, that the Division**  
10 **believes it is in the best interests of the State to contract the following work from only one source,**  
11 **without the usual statutory procedures:**

- 12  
13 • **Section 08 71 00 Door Hardware**
  - 14 ○ **Dead Locks**
    - 15 ▪ **Marshall Best Security Corporation, Fishers, IN**
  - 16 ○ **Locksets – All Types Specified**
    - 17 ▪ **Marshall Best Security Corporation, Fishers, IN**
  - 18 ○ **Combination Locksets**
    - 19 ▪ **Combination Lock Kaba Mas CDX-10 tumbler vault type lock**

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21 Bidding documents (drawings, specifications, and addenda) may be obtained only as electronic files (in  
22 PDF format); as a downloadable file from the Division's Projects Bidding website (see website address  
23 below). Bidding documents may also be seen at various Builders' Exchanges. Additional project bidding  
24 information, including plan holders lists are available on the Division of Facilities Development public  
25 website: <https://doa.wi.gov/Pages/AboutDOA/FacilitiesDevelopment.aspx>. After opening the web page,  
26 select Current Construction Project Bidding Opportunities at the bottom of the screen. Bidder shall identify  
27 the division of work they are bidding on when requesting Bidding Documents online. No deposit is  
28 required to obtain documents for bidding purposes.

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30 **Base Bids will be received as a single lump sum bid for: 2) Fire Protection (Fire Suppression); 3)**  
31 **Plumbing; 4) Mechanical (Heating, Ventilating, Air Conditioning); and 5) Electrical.**

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33 Bid Guarantee in the amount of 10% of the Bid must accompany each bid submitted.

34  
35 **NOTICE: The 2017-2019 Wisconsin State Budget (2017 Wisconsin Act 59) repealed Wisconsin's**  
36 **prevailing wage laws. Effective September 23, 2017, state prevailing wage requirements on state**  
37 **building projects no longer apply. These changes take effect for projects advertised for bid after**  
38 **September 23, 2017. This change does not affect the Federal Davis Bacon Act requirements. This**  
39 **project contains Federal Funding that requires Contractors to meet federal requirements for all**  
40 **products and materials used on this project. Please refer to the Supplementary General Conditions**  
41 **for guidance and reporting requirements regarding the Build America, Buy America (BABA) Act.**

42  
43 A non-mandatory pre-bid tour is scheduled for March 14, 2024 at 11:30 AM at Viroqua Readiness  
44 Center. It is encouraged that contractors attend. Please contact Evan Weir, Phone: 608-827-5047, Email:  
45 [Weir@assemblagearchitects.com](mailto:Weir@assemblagearchitects.com) for additional information.

46  
47 Bidding Documents will be available online immediately upon the project being advertised for bid.

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