

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

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4 **POLICE DEPARTMENT RENOVATION**  
5 **STATE FAIR PARK**  
6 **WEST ALLIS, WISCONSIN**

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9 Division Project No. 21H3IREBID

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12 **BID SUBMISSION DUE by 1:00PM, BID OPENING for MEP BIDDERS: 2:00 P.M., June 27, 2023.**  
13 **BID SUBMISSION DUE by 1:00 PM, BID OPENING for GPC BIDDERS: 2:00 P.M., July 12, 2023.**  
14 OWNER: State of Wisconsin, Department of Administration (DOA), Division of Facilities Development,  
15 hereinafter termed DFD.

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

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

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

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

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43 The bidder is responsible for the sealed bid being delivered to the indicated location or email before the  
44 time specified for the bid submission. Third party delivery is entirely at the bidder's risk.  
45 Bid opening will be conducted via Microsoft Teams. Bidders may call the Microsoft Teams teleconference  
46 number: (608) 571-2209, conference ID: 484 588 360#, on the day of the bid to hear the bid results  
47 announced on the day bids are due. The conference line will be open at 1:45 P.M. CDT and all bids will be  
48 opened after 2:00 P.M. CDT. Bidders may also join the Microsoft Teams meeting via Microsoft Teams:  
49 [Click here to join the meeting](#)

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51 In general, the work consists of: renovation of about 4,600sf of the existing building first floor to become  
52 the police department for State Fair Park, continuing the effort from previous projects. Project work  
53 includes demolishing finishes, existing doors, and minor wall modifications. An existing entrance will be  
54 removed and infilled with new construction. Then the existing first floor HVAC system will be removed  
55 and replaced with a new roof top unit to serve the entire first floor. The building will also have a new

1 electrical service added with a generator to back up the building electrical system. Architecturally the  
2 project includes addition of a secure entrance area with metal detector, weapons lock up and then a pre-  
3 booking area, interrogation room and evidence storage. The custody area includes workstations, fingerprint  
4 counter, two interview rooms, one juvenile interview room, and a custody toilet. The remaining areas of  
5 the building are administrative functions.

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

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17 **Base Bids will be received as a single lump sum bid for: 3) Plumbing; 4) Mechanical (Heating,**  
18 **Ventilating, Air Conditioning); and 5) Electrical.**

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

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23 **NOTICE: The 2017-2019 Wisconsin State Budget (2017 Wisconsin Act 59) repealed Wisconsin's**  
24 **prevailing wage laws. Effective September 23, 2017, state prevailing wage requirements on state**  
25 **building projects no longer apply. These changes take effect for projects advertised for bid after**  
26 **September 23, 2017. This change does not affect the Federal Davis Bacon Act requirements.**

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28 A non-mandatory pre-bid tour is scheduled for June 7<sup>th</sup>, 2023 at 1:00pm at building 910 at the state fair park,  
29 (679 S. 76<sup>th</sup> Street, West Allis, WI 53214). Enter the State Fair Park a Gate 5 along 84<sup>th</sup> Street and proceed  
30 to the building. Please contact Coltyn Sprinkman, Continuum Architects + Planners S.C., (414) 220-9640  
31 for additional information.

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

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