

1 **GPC INVITATION TO BID** (Rev 11/2017)
2 DIVISION OF FACILITIES DEVELOPMENT

3
4 **MULTI-BUILDING EXTERIOR ENVELOPE REPAIR**
5 **GARLAND HALL, PEARSE HALL, VOGEL HALL**
6 **UNIVERSITY OF WISCONSIN - MILWAUKEE**
7 **MILWAUKEE, WISCONSIN**

8
9 Division Project No. **19G20-02**

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11 **BID OPENING for GENERAL PRIME CONTRACTOR BIDDERS: 2:00 P.M., October 27, 2022**

12
13 OWNER: State of Wisconsin, Department of Administration, Division of Facilities Development,
14 hereinafter termed DFD.

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16 **NOTICE: Effective January 1, 2014, all potential bidders must be certified by DOA prior to**
17 **submitting bids on state construction projects over \$50,000.** All bids received from contractors who are
18 not certified will be rejected. Contractor certification applications and instructions for completing the form
19 may be obtained from the DOA Website DFD Contractor Certification page:
20 <https://doa.wi.gov/Pages/DoingBusiness/ContractorCertification.aspx> or upon request from DFD--email
21 dfdcertification@wisconsin.gov.

22
23 **This project is being let using a new single prime bidding and contracting process.** DFD will publicly
24 bid the applicable mechanical, electrical, plumbing, and fire protection (MEP) divisions of work **first**.
25 Within 5 days of the MEP bid opening, DFD will identify a lowest, qualified, responsible, certified bidder
26 in each 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. **If a project does not include any mechanical, electrical, plumbing, or**
32 **fire protection divisions of work, DFD will bid one bid package for all work to general prime**
33 **contractors.**

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35 Sealed bids will be received at the State of Wisconsin Administration Building, 7th Floor, 101 East Wilson
36 Street, Madison, Wisconsin 53703, before the time indicated above. The bidder is responsible for the sealed
37 bid being delivered to the indicated location for receipt stamping before the time specified for the bid
38 opening. Third party delivery is entirely at the bidder's risk.

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40 **In general, the work consists of performing exterior envelope repairs to the following buildings at**
41 **the University of Wisconsin – Milwaukee Campus:**

42
43 **GARLAND HALL: Project work includes sealant replacement at sheet metal flashing, limestone,**
44 **sandstone, brick masonry joints and window perimeter joints. Masonry patch and crack repairs at**
45 **concrete, terra cotta, limestone and sandstone. It also includes repointing of deteriorated mortar**
46 **joints, rebuilding exterior wythe of brick masonry, installation of lead T-caps at coping units,**
47 **installation of new handrails at the first-floor entrance, installation of new steel stair system,**
48 **general cleaning of masonry, and painting of railing sections.**

49
50 **PEARSE HALL: Project work includes sealant replacement at sheet metal flashing, limestone,**
51 **sandstone, brick masonry joints and window perimeter joints. Sealant replacement at existing**
52 **vertical and step crack repairs. Masonry patch and crack repairs at concrete, terra cotta, limestone**
53 **and sandstone. It also includes repointing of deteriorated mortar joints, rebuilding exterior wythe of**

1 **brick masonry, installation of lead T-caps at coping units, expansion joint replacement at Garland-**
2 **Pearse connecter building.**

3
4 **VOGEL HALL: Project work includes sealant replacement at Vogel-Pearse connecting expansion**
5 **joint, sheet metal flashing, limestone, sandstone, brick masonry joints and window perimeter joints.**
6 **It also includes repointing of deteriorated mortar joints, area well grating replacement, east entry**
7 **concrete slab replacement and rehabilitation of wood fascia.**

8
9 Bidding documents (drawings, specifications, and addenda) may be obtained only as electronic files (in
10 PDF format): as a downloadable file from the Division's Projects Bidding website (see website address
11 below) and/or on compact discs or DVD by ordering from the Construction Project Bidding Opportunities
12 webpage. Bidding documents may also be seen at various Builders' Exchanges. Additional project bidding
13 information, including plan holders' lists are available on the Division of Facilities Development public
14 website: <https://doa.wi.gov/Pages/AboutDOA/FacilitiesDevelopment.aspx>. After opening the web page,
15 select Current Construction Project Bidding Opportunities at the bottom of the screen.

16
17 Bidder shall identify the division of work they are bidding on when requesting Bidding Documents online.

18
19 **Base Bid will be received for: A single lump sum bid for All Work.**

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21 No deposit is required to obtain documents for bidding purposes.

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

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25 Contract offer and construction phase records will be processed electronically on the WisBuild™ DFD
26 Information System.

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28 **The 2017-2019 Wisconsin State Budget (2017 Wisconsin Act 59) repealed Wisconsin's prevailing**
29 **wage laws. Effective September 23, 2017, state prevailing wage requirements on state building**
30 **projects no longer apply. These changes take effect for projects advertised for bid after September**
31 **23, 2017. This change does not affect the Federal Davis Bacon Act requirements.**

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33 A non-mandatory pre-bid meeting will be held on **October 3, 2022 promptly at 1:00 pm**. The pre-bid
34 conference will be held onsite at the scheduled date and time. Bidders and project team should meet at the
35 Pearse Hall entrance on the north side of the building at 1:00 pm for meeting and tour. Advance registration
36 for participation in meeting is required and bidders should contact ZS LLC a minimum of 36 hours in
37 advance to the pre-bid conference to receive information:

38
39 ZS LLC
40 Anne Frigo
41 Project Manager
42 Email: afrigo@zslc-us.com
43 Phone: 414-727-5000
44

45 Small group exterior tours of the three buildings can also be done on campus at any time. Please follow all
46 good practices concerning COVID-19.

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

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