

1 **GPC INVITATION TO BID (Rev1/2023)**  
2 DIVISION OF FACILITIES DEVELOPMENT

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4 **REPLACE ROOF**  
5 **MATES – FORT MCCOY**  
6 **DEPARTMENT OF MILITARY AFFAIRS**  
7 **LAFAYETTE, WISCONSIN**

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9 Division Project No. 21GIT  
10 **Federal Project No. 5520160006**

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13 **BID SUBMISSION DUE by 1:00 PM, BID OPENING for GPC BIDDERS: 2:00 P.M., June 1, 2023.**

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15 OWNER: State of Wisconsin, Department of Administration, 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. **If a project does not include any mechanical, electrical, plumbing, or**  
33 **fire protection divisions of work, DFD will bid one bid package for all work to general prime**  
34 **contractors.**

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

- 37 • **PDF scanned file of all required bid documents, including bid and bid bond forms with**  
38 **original wet signatures or properly transmitted electronic signatures (only PDF files will be**  
39 **accepted) emailed to [loadfdmbidsubmission@wisconsin.gov](mailto:loadfdmbidsubmission@wisconsin.gov) (this is the preferred method);**
- 40 • **US Mail or Third-party delivery (UPS, Fedex, or DHL) to State of Wisconsin,**  
41 **Administration Building, 7<sup>th</sup> Floor, 101 East Wilson Street, Madison, Wisconsin 53703; or**
- 42 • **Hand delivery to the drop box labeled SEALED BIDS ONLY in front of the State of**  
43 **Wisconsin Administration Building located at 101 East Wilson Street, Madison, Wisconsin**  
44 **53703.**

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

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

53 In general, the work consists of: roofing system and selective insulation replacement on multiple roof  
54 sections (totaling approximately 28,600 Sq Ft.), including:

1 Removal and disposal of the existing stone ballast;  
2 Removal of the existing EPDM membrane and associated membrane flashing;  
3 Salvage of the existing polyisocyanurate rigid insulation system in place;  
4 Inspection of the existing polyisocyanurate rigid insulation for high moisture content deterioration, or other  
5 damage; then, replacement of found maligned insulation with new insulation;  
6 Installation of a new layer of ridged polyisocyanurate insulation atop existing insulation;  
7 Installation of a new stone-ballasted EPDM membrane that is 60 mils thick;  
8 As-necessary repair/replacement of any roof drains, flashing, pipe boots, counterflashing, expansion joints,  
9 and other roof penetrations as needed to ensure the integrity of the roof; and,  
10 Removal and replacement of approximately 35 LF of gutter and 40 LF of downspout at the adjacent sloped  
11 standing seam metal roof areas.  
12 All installed products shall achieve a manufacturer's 20-year (minimum) No-Dollar-Limit warranty.  
13

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

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

25 Bid Guarantee in the amount of 10% of the Bid must accompany each bid submitted.  
26

27 Contract offer and construction phase records will be processed electronically on the WisBuild™ DFD  
28 Information System.  
29

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31 **The 2017-2019 Wisconsin State Budget (2017 Wisconsin Act 59) repealed Wisconsin's prevailing**  
32 **wage laws. Effective September 23, 2017, state prevailing wage requirements on state building**  
33 **projects no longer apply. These changes take effect for projects advertised for bid after September**  
34 **23, 2017. This change does not affect the Federal Davis Bacon Act requirements.**  
35

36 A non-mandatory pre-bid tour is scheduled for May 16, 2023, at 10:00 AM Local Time, at the MATES  
37 Building Entrance at Ft McCoy. It is encouraged that contractors attend. Access must be granted at the  
38 Main (Visitors) Entrance at Fort McCoy where additional directions will be supplied. Please contact Dan  
39 Maki, Facility Engineering, Inc., dan@facilityengineeringinc.com, (608) 240-9110, for additional  
40 information.  
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42 Bidding Documents will be available online immediately upon the project being advertised for bid.  
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