

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

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4 **CHILLER REPLACEMENT**  
5 **KENILWORTH SQUARE EAST BUILDING**  
6 **UNIVERSITY OF WISCONSIN – MILWAUKEE**  
7 **MILWAUKEE, WISCONSIN**

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9 Division Project No. 20B3N-01

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11 **BID SUBMISSION DUE by 1:00PM, BID OPENING for MEP BIDDERS: 2:00 P.M., January 4,**  
12 **2023.**

13 **BID SUBMISSION DUE by 1:00 PM, BID OPENING for GPC BIDDERS: 2:00 P.M., January 19,**  
14 **2023.**

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

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

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

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

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

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

52  
53 In general, the work consists of replacement of the existing, seventeen-year-old HVAC chiller systems  
54 located within the six-story, Kenilworth Square East (KSE) building. The project work includes

1 replacement of (3) air-cooled, chiller units that are beyond their service life and require extraordinary  
2 maintenance and frequent repair. New, air-cooled chillers with remote evaporators will be provided. The  
3 existing piping, electrical connections and controls will be replaced as required for the new units.

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5 **CLASS 1 NOTICE:**

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

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11 • **Direct Digital Control System for HVAC as specified in section 23 09 24**

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

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

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

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

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33 A single, non-mandatory Pre-Bid conference will be held December 7, 2022 at 1:00pm at the UW Milwaukee  
34 Kenilworth Square East Building. Meet at the entrance in the alley between Kenilworth Square Apartments  
35 and the Kenilworth Square East Building, 1925 E. Kenilworth Place. The conference and walk-through are  
36 scheduled for the purposes of acquainting prospective bidders with the site conditions of the project. All  
37 bidders are encouraged to attend the Pre-Bid conference and no separate tours will be provided.  
38 Representatives from the A/E's office will be available to take questions for answer in addendum. Prospective  
39 bidders are asked to familiarize themselves with the project documents and requirements prior to the  
40 conference and walk-through. Contact person Drew Martin, Strang, Inc., 608-276-9200.

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

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