

1 **GPC INVITATION TO BID (Rev 8/2022)**
2 DIVISION OF FACILITIES DEVELOPMENT

3
4 **CHILLER REPLACEMENT**
5 **KENILWORTH SQUARE EAST BUILDING**
6 **UNIVERSITY OF WISCONSIN – MILWAUKEE**
7 **MILWAUKEE, WISCONSIN**

8
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, 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.

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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.

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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 loadfdmbidsubmission@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, 7th 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](#)

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

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

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

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30 **The 2017-2019 Wisconsin State Budget (2017 Wisconsin Act 59) repealed Wisconsin's prevailing**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

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

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

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