

**SECTION 00 11 13  
ADVERTISEMENT FOR BIDS – Rebid Limited Bid Packages**

**NOTICE OF LETTING**

**Description of Work**

Construction for a 9<sup>th</sup> Grade Center/Delta Renovation Project. Work includes site development, civil, architectural, structural, mechanical, and electrical systems. The existing school building renovation and addition will include demolition, concrete foundations, masonry, precast concrete, and steel construction with storefront/curtain wall window systems, aluminum entrances, ceilings, flooring, membrane roof assembly, flooring, acoustical ceilings tile, painting & MEPT. Sitework will consist of mass grading, finish grading, site utilities, demolition, site paving, landscaping & seeding of greenspaces.

**Architect for Bid Packages #2 through 18:**

OPN Architects  
200 Fifth Ave. SE Suite 201  
Cedar Rapids, IA 52401  
Telephone: (319) 363-6018  
Matthew Stewart, Architect

**Architect for Bid Packages #1 Only (Separate Bid Documents) – *Previously Bid on March 2, 2023***

Shive-Hattery, Inc.  
2839 Northgate Drive  
Iowa City, IA 52245  
Telephone: (319) 354-3040  
Chad Siems, CMC, CIEC

**Construction Manager as Agent:**

Carl A. Nelson & Company  
4600 University Ave, Ste. 4  
Cedar Falls, Iowa 50613  
Telephone: (319) 433-6313  
Nick Liston, Project Manager

**Bid Opening Time, Date and Location**

College Community School District will receive Bids on or before 2:00 PM on March 30, 2023 at the College Community School District Administration Office, 8005 Prairie Spirit Lane Drive SW, Cedar Rapids, IA; Attn.: Angie Morrison, Chief Financial Officer. Bids received after this time will not be accepted. Bids will be publicly opened and read aloud following the closing of the above bid submission deadline in the School Board Conference Room at the School District Administration Office.

The bids will be presented to and considered by the School Board for College Community School District at 6:30 PM April 10, 2023 in the School Board Conference Room at the College Community School District Administration Office located at 8005 Prairie Spirit Lane Drive SW, Cedar Rapids, IA 52404, and such proposals received will be acted upon at such time and place or at such later time and place as may then be fixed.

Owner will issue an authorization letter and tax exemption certificate to the contractor and/or subcontractors for the purchase or use of building materials, supplies, and equipment to be used on this project only. DO NOT INCLUDE SALES TAX ON YOUR BID FORM.

No bid may be withdrawn for a period of 60 calendar days after the date of the scheduled closing time for the receipt of bids.

**Type of Bid**

Bids shall be based on a stipulated sum contract for multiple contracts.

**Listing of Bid Packages:**

Bid Date on March 30, 2023

Bid Package 03:           Sitework & Site Utilities

Bid Package 05:           Site Pavement

Bid Package 06:           Concrete Foundations & Floors

Bid Package 10:           General Construction

***Previously Bid on March 2, 2023***

*Bid Package 01:           Asbestos Abatement*

*Bid Package 02:           Mass Building Demolition*

*Bid Package 04:           Landscaping & Seeding*

*Bid Package 07:           Structural Steel & Erection*

*Bid Package 08:           Masonry*

*Bid Package 09:           Roofing, Sheetmetal, & Insulated Metal Panels*

*Bid Package 11:           Curtain Wall, Storefront, Glass & Glazing*

*Bid Package 12:           Studs, Drywall, & Insulation*

*Bid Package 13:           Painting*

*Bid Package 14:           Acoustical & Special Ceilings, and Acoustical Panels*

*Bid Package 15:           Flooring & Tiling*

*Bid Package 16:           Fire Protection*

*Bid Package 17:           Plumbing & HVAC*

*Bid Package 18:           Electrical, Communications and Technology*

Bidders may submit a combined bid for multiple Bid Packages; however, bidders must also submit individual bids for each Bid Package contained within their combined bid.

**Examination of the Documents**

The Bid Documents may be examined at the following:

OPN Architects – 200 5<sup>th</sup> Ave. SE, Suite 201, Cedar Rapids, IA 52401

Carl A. Nelson & Co – 4600 University Ave., Ste. 4, Cedar Falls, IA 50638

Constructconnect – Electronic Plan Room <https://hub.isqft.com/bidding/iowa-construction-projects>

Rapids Reproductions – Online Public Plan [www.rapidsreproplanroom.com](http://www.rapidsreproplanroom.com)

Bid Documents may be ordered by contacting Rapids Reproductions 6015 Huntington Ct NE, Cedar Rapids, IA 52402. There will be a \$250 refundable deposit required on the plans and specifications. MBI plan deposit cards are also an acceptable method of deposit for documents. Unsuccessful bidders must return their drawings and specifications to Rapids Reproductions or Carl A. Nelson & Company in good condition, and within 14 days of the award of contracts in order to receive a refund of their deposit.

Deposit checks shall be sent to Rapids Reproductions and made payable to College Community School District.

Bidding Documents will be available for pickup/ordering on March 13, 2023.

**Bid Security and other Bonds**

All bids shall be accompanied by a bid security in a separate sealed envelope as allowed by Section 26.14A of the Iowa Code. Bid security in the amount of 5% of the total bid in the form of certified check, credit union share draft, or surety bond written on an original AIA Document A310, Bid Bond is required for this project. The successful bidder will be required to provide surety Performance and Payment Bonds in an amount equal to one hundred percent (100%) of the Contract Sum. The surety providing bonds must have an (A-) A.M. Best rating or better or be listed on the U.S. Department of Treasury listing of approved sureties (Department Circular 570). The cost of the Bonds shall be included in the Contract Sum.

#### **Schedule**

Notice of Award will be issued within 60 days of the receipt of the bids.  
Construction Period: Approximately 15 MONTHS

#### **Pre-Bid Conference**

A pre-bid conference will be held on March 20, 2023 at 3:00 PM in the School Board Conference Room at the College Community School District Administration Office located at 8005 Prairie Spirit Lane Drive SW, Cedar Rapids, IA 52404. Attendance is recommended but is not mandatory. There will be an opportunity to tour the existing school building after the pre-bid conference.

#### **Owner's Right to Reject Bids**

The College Community School District School Board reserves the right to reject any and all bids, to waive informalities and technicalities, and to enter such contracts as it deems in the best interest of the School District.

Bidders shall be prepared to submit a performance bond and payment bond conditioned on the faithful performance of the contract. Out-of-state bidders shall be prepared to submit an Out-of-State Contractor Bond to the Iowa Division of Labor in accordance with Chapter 91C of the Code of Iowa.

By virtue of statutory authority, a preference will be given to products and provisions grown and produced within the State of Iowa, and to Iowa labor to the extent lawfully required under Iowa law.

Iowa law provides that on public improvements a resident bidder shall be allowed preference as against a nonresident bidder from a state or foreign country which gives or requires a preference to bidders from that state or foreign country. The preference so allowed shall be equivalent to the preference given or required by the state or foreign country in which the nonresident bidder is a resident. All Bidders must include a completed Bidder Status Form with their bid. Failure to include the Bidder Status Form may result in the bid being deemed nonresponsive and rejected.

It is the intent of the Owner to award a contract or multiple contracts to the lowest responsible, responsive bidder provided the bid has been submitted in accordance with the bidding requirements. The Owner reserves the right to waive informalities or irregularities. The Owner reserves the right to reject any or all bids.

Published by order of the School Board for College Community School District, Cedar Rapids Iowa.

By: Angie Morrison

Title: Chief Financial Officer

**END OF DOCUMENT**