

ADVERTISEMENT FOR BIDS

1. INVITATION

Sealed proposals for the following work will be received by the University of Kentucky, Capital Construction Procurement Section, Room #322 Peterson Service Building, 411 South Limestone, Lexington, Kentucky 40506-0005, in the manner and on the date hereinafter specified for the furnishing of all labor, materials, supplies, tools, appliances, equipment, services, etc., necessary for the construction of Project #2511.8 Renew/Modernize Frazee Hall - Bid Package #2 – All Work Categories – Renovate Existing Building and Construct Additions, as set forth in the specifications and as shown on the drawings as prepared by Lord Aeck Sargent and approved by the Capital Construction Procurement Section and the Capital Project Management Division and under the terms and conditions of this Invitation.

2. PROJECT DESCRIPTION

The Renew/Modernize Frazee Hall project includes returning the exterior of the building to its 1907 appearance while modernizing the interior to fit the needs of the University of Kentucky's staff and students.

**Bid Package #2 Trade Contracts (CCK-2561-22) shall include:**

Trade Contracts:

- 01B – General Requirements
- 02B – Selective Demo
- 03A – Concrete
- 04A – Masonry
- 04B – Façade Restoration
- 05A – Structural & Miscellaneous Steel
- 06A – Architectural Woodworking
- 07A – Roofing
- 07B – Waterproofing
- 07C – Metal Panels
- 07D – Fireproofing
- 08A – Doors, Hardware & Security
- 08B – Glass & Glazing
- 09A – Metal Framing, Drywall & Ceilings
- 09B – Flooring
- 09C – Painting & Refinishing
- 09D – Ceramic Tile
- 10A – Accessories
- 10B – Demountable Partitions
- 10C – Signage
- 12A – Window Treatments
- 14A – Elevator

- 21A – Fire Protection
- 23A – Plumbing, HVAC & TAB
- 23B – Controls
- 26A – Electrical & Fire Alarm
- 31A – Sitework & Utilities
- 31B – Deep Foundations
- 32A – Landscape & Irrigation
- 32B – Hardscape

**Note:** The successful bidder will enter into a subcontract agreement with The Whiting-Turner Contracting Company. The form of contract is included with the bid documents and will be executed without exceptions. There will be no direct contractual relationship between the successful bidder and the University of Kentucky.

3. METHOD OF RECEIVING BIDS

Bids will be received from Subcontractors on a Lump Sum Amount for the total project. All phases of the work shall be bid to and through the Subcontractors. Bids shall be submitted in the manner herein described and on the official proposal form included with the conditions and specifications and shall be subject to all the conditions as set forth and described in the Bid Documents.

Bids shall be submitted only on the Official Forms supplied by the University of Kentucky, Capital Construction Procurement Section. Failure to comply with the foregoing requirements will be cause for invalidation of bid.

4. METHOD OF AWARD

Final award of Contract will be made on the basis of the lowest, responsive and responsible bid which offers the best value. The Whiting-Turner Contracting Company will execute all trade contracts.

5. SCHEDULE OF PROJECT

The time for project completion as further defined in Article 28 of the General Conditions shall be 291 days and shall be substantially completed in accordance with the project schedule contained in the project manual with final completion of project being on or before August 1, 2022. Each trade shall complete their work within the timeframe as described in the project schedule included in this bid manual.

6. BONDING

All bids shall be accompanied by a bid guarantee of not less than five (5%) percent of the amount of the base bid. A 100% Performance Bond and 100% Payment Bond shall be furnished by the successful bidder. All bonding and insurance requirements are contained in the Instruction to Bidders, General Conditions and Special Conditions. Performance and Payment Bonds shall be in favor of The Whiting-Turner Contracting Company as the obligee.

7. TAXES

This project is NOT EXEMPT from State and Local Sales and Use Tax. All applicable taxes shall be applied to the Work and the costs of taxes shall be included in the Bid amount.

8. OBTAINING PLANS AND SPECIFICATIONS

The University of Kentucky is pleased to offer “**Free Electronic Downloads**” of their project bid documents to potential bidding firms and individuals. In order to receive these files, your firm must place an order so that your firm will be recognized by the University as an official planholder. Once an order has been placed, your firm will automatically receive all correspondence and be added to the official planholders list. An order must be placed so all bidders can receive any project notifications such as addenda. Placing an order also gives you the convenience to order hard copies and CD's, if needed.

Plans, Specifications and Official Bid Documents are available from:

Lynn Imaging  
328 Old Vine Street  
Lexington Kentucky 40507

Phone (859) 255-1021  
Fax (859) 233-1558  
Email: Distribution Department ([distribution@lynnimaging.com](mailto:distribution@lynnimaging.com))

Potential Contractors must identify the position of their firm as a prime bidder, miscellaneous subcontractor, material supplier or other when ordering of picking up Plans and Specifications.

In addition, Lynn Imaging and the University have a web site at: [www.ukplanroom.com](http://www.ukplanroom.com) where plans can be ordered.

Contractors may use their existing Lynn Imaging planroom user login credentials when logging into the [www.ukplanroom.com](http://www.ukplanroom.com) site. If your firm does not have a login, please click “New User? Register Here” and complete for a new user registration. Once this is

completed your firm will receive an email to activate your account. Click on the link in the email to activate the account. If you have forgotten your user name or password, click on “Forgot Your Password” or “Forgot Your User Name,” and you will receive an email with the info you requested.

Please note that all downloads are not available immediately, and must be released first. Once released, you will find them in “My Downloads” located in the Menu on the left under Administration. Download to your computer and print at any time. Hard copy plan sets and spec books are also available for purchase and can be paid for by using a credit card online or your established LYNN account. Shipping, if required is additional based on the method selected.

**Note: Bidders need to be registered as plan holders through Lynn Imaging. These registered Bidders will receive addendums from Lynn Imaging. Bidders that submit bids that are not registered plan holders may take the chance of having incomplete bidding documents. All addendums must be acknowledged by the Bidder on the Form of Proposal.**

Potential Contractors must identify the position of their firm as a prime bidder, miscellaneous subcontractor, material supplier or other when ordering or picking-up Plans and Specifications.

9. BID SUBMITTAL

Contractors must submit their bid in a sealed envelope in Room #322 Peterson Service Building, Lexington, Kentucky 40506-0005 and the envelope must contain the following information on the outside lower left-hand corner:

SEALED BID INVITATION NO. CCK-2561-22

Trade Category # \_\_\_\_\_ -  
(Fill in the appropriate Trade Category Number and Description from the list above)

BID DATE: **August 17, 2021 at 3:00 P.M. LEXINGTON TIME**

Bids, upon their receipt by the University of Kentucky, Capital Construction Procurement Section are stamped showing the hour and date received. Bids received after the scheduled closing time for reception of bids will not be considered provided legal and accepted bids have been received on said referenced Invitation.

10. BID WITHDRAWAL

No bidder may withdraw his bid for a period of sixty (60) days after the date set for the opening of bids. Clerical errors and omissions in the computation of the lump sum shall not be cause for withdrawal of the bid without forfeiture of bid bond. Bids may be withdrawn in person only, prior to the closing date for receipt of bids.

11. UNIVERSITY OF KENTUCKY SUPPLIER DIVERSITY INITIATIVE

University of Kentucky Strategic Vision: As Kentucky's indispensable institution, we transform lives through diversity and inclusion, discovery, research and creativity, promotion of health and deep community engagement.

Mission: The University plays a critical leadership role by promoting diversity, inclusion, economic development, and human well-being. As the flagship institution in Kentucky, UK plays a critical leadership role for the Commonwealth by contributing to the economic development and quality of life within Kentucky's borders and beyond. The University nurtures a diverse community characterized by fairness and equal opportunity. We will diligently seek and work with companies that share our vision, mission, and values.

Supplier Diversity Goals: We are committed to increasing the purchasing of goods and services from minority, women, veteran, and disabled-owned businesses to a minimum of ten percent with an aspirational goal that equals and surpasses the diversity on our campus and in the communities we serve. In addition, UK supports non-profit work centers for the blind and disabled. All contractors are expected to reach these goals.

Bidders utilizing minority, women, veteran, and disabled-owned businesses are requested to identify these contractors and suppliers in the space provided on the Form of Proposal. The successful contractor will be asked to supply associated contract amounts rounded to the nearest \$500.00 prior to the signing of a contract.

**For assistance in identifying diverse businesses and contractors please contact Marilyn Clark, Supplier Diversity Manager, University of Kentucky at [mcl256@uky.edu](mailto:mcl256@uky.edu).**

12. RIGHT TO REJECT

The University of Kentucky, Capital Construction Procurement Section, reserves the right to reject any and all bids and to waive all formalities and/or technicalities where the best interest of the University may be served.

13. GENERAL INFORMATION

A. The Listing of major subcontractors, unit prices, and material lists are to be submitted with the bid. The apparent low bidder must submit their completed Determination of Responsibility Form by noon the following business day.

B. Only those Prime Contractors who have obtained Plans and Bid Documents from Lynn Imaging or a Form of Proposal directly from the University of Kentucky Purchasing Representative will be eligible to submit a bid for this project.

C. The bid opening will be held virtually via Zoom. The link will be available on the UK Purchasing website <https://purchasing.uky.edu/bid-and-proposal-opportunities> the day of the bid. A prime bidder is to have a responsible authorized representative available for a post-bid review as requested.

14. PRE- BID CONFERENCE

A Pre-Bid Conference will be held on July 26, 2021 at 10:00 am for Subcontractors at the Gatton Student Center, Executive Boardroom (GSC 375)(Conference Room 350) on the campus of the University of Kentucky. Parking will not be provided. Decisions and clarifications discussed at this meeting will not be incorporated into the bid documents unless submitted in writing and responded to by an addendum issued no later than seven (7) days prior to bidding.

**Note: No transcript or report of Pre-Bid Conference will be provided.**

15. WRITTEN QUESTIONS

Anyone wishing to discuss specific items is requested to submit the items in writing to Matt Spalding, Capital Construction Procurement, no later than Tuesday, August 3, 2021. Written questions must be submitted by email to Matt Spalding and simultaneously to Ken Scott at [matthew.spalding@uky.edu](mailto:matthew.spalding@uky.edu) & [kenneth.scott@uky.edu](mailto:kenneth.scott@uky.edu).

**Note:** Responses to Written Questions received no later than Tuesday, August 3, 2021 will be provided in an addendum no less than (7) days prior to the bid due date..

16. SUBSTITUTION – MATERIALS AND EQUIPMENT

Bidders wishing to submit a request for consideration of an alternate under the provisions of Article 48.3 of the General Conditions to the Contract to any article, device, equipment, product material, fixture, patented process, form, method or type of construction, or by name, make, trade name, or catalog number shall submit a written request to the University at least 14 calendar days prior to the official bid date of the Project including all necessary information and sufficient detail to allow evaluation by the Consultant and the University and, if the University determines the alternate is acceptable, an addendum will be issued allowing the change and advising all bidders of the option.

If no addendum is issued to allow the requested change, the Bidder shall assume the request is not approved and shall prepare the bid on that basis.

17. POST BID MEETING

The apparent low bidder will be requested to meet with the Construction Manager and the University to review the bid and scope of services. The time and place of this meeting will be announced at the bid opening.

18. PREVAILING WAGE RATES

Effective Monday, January 9, 2017 the Commonwealth of Kentucky's prevailing wage law applying to public works projects was repealed. As such, prevailing wage requirements no longer apply.

Signed:   
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**Matt Spalding**  
**Capital Construction Procurement Manager**

**A Complete list of these and other projects that are out for bid may be viewed on the World Wide Web at the following URL: <https://purchasing.uky.edu/bid-and-proposal-opportunities>**