

Agenda – Pre Bid Meeting, September 16, 2024 - 10:00 AM

Items below represent some of the items involved in bidding this project. Contractors must refer to the bid documents for a complete specification. Oral statements may not be relied upon and will not be binding or legally effective.

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| Project | Meadowbrook Apartments Electrical Pane Replacement |
| Bid date and time | Thursday, October 3, 2024 by 2:00 PM (Sealed Bid) |
| Questions | In writing up to seven days prior to bid opening. All responses will be in the form of an addendum. |
| Addenda | Must be acknowledged on Bid Form; check KCHA’s website prior to submitting bids: http://www.kcha.org/business/construction/open/ |
| Plan Holders List | To be added to the Plan Holders list, please go to KCHA’s website at https://www.kcha.org/business/construction/open , select the project you are interested in, provide your information, select “add me to plan holders list”, and click submit. |
| Bidder Qualifications | Qualifications include three years in business registered as a contractor and <u>under the same name in Washington State</u>, completed the L&I public works training, and have a Workers Comp Experience Factor of 1.0 or better (the experience factor requirement may be waived after review of written explanations). |
| Bid Guarantee | 5% Bid Guarantee (bond, cashiers check, or certified check) Required with Bid Submission |
| Performance and Payment Bond | 100% Performance and Payment Bond Required upon Contract Award |
| Tax (included in bid price) | Retail Sales Tax does not apply to labor costs. Tax does apply to Materials as stated in WAC 458-20-17001(5). |
| Prevailing Wages | Washington State Prevailing Wages do apply to this project; residential rates may be used where available. |
| Permits | Contractor is responsible for all permits and costs associated. |
| Payment Terms | 30 days from date of invoice <u>approval</u> . |
| Retainage | 5% held until 45 days after final completion and release from L&I, DoR, Employment Security (above \$35K) and Affidavit of Wages Paid filed. |
| Occupied Buildings | Fully occupied and access must be coordinated with the Owner. |
| Contract Duration | 90 calendar days |
| Work Hours | Between 8:00 a.m.-6:00 p.m. Monday-Friday (excluding holidays). |
| Time Extension | Time extensions will be considered for outside delays such as review and inspections and weather days. Additional funds will not be paid for extensions. |
| Material Storage | Four parking spaces will be available for storage. Vehicles should be parked off site. |
| Scope | Work includes, but is not limited to, the replacement of electrical panels, and other tasks as listed in the bid documents. |
| Submittals | Substitution requests will be reviewed after bid opening. |
| Bid Documents | Available on KCHA’s website: www.kcha.org/business/construction/open/ |
| Forms to submit with bid | Bid Form completed and signed Bidder’s Information completed and signed Bid Guarantee |
| Acceptable methods of Bid Submission: | Complete Bids must be received by the Due Date and Time by the following method: Sealed Envelope marked as “ Bid Documents: Meadowbrook Electrical Panel Replacement. Attn: Michelle J ” must be received at KCHA Central Office located at: 600 Andover Park W Seattle, WA 98188 and time/date stamped by the above indicated due date. <u>No Fax or Email Bids will be accepted.</u> |
| Comments: | <u>Please take Bids to the 600 Building.</u> DO NOT make the mistake of leaving your Bid at 700 Building. |