

DOCUMENT 00 11 13 - ADVERTISEMENT FOR BIDS

PART 1 - GENERAL

1.1 PROJECT INFORMATION

- A. Notice to Bidders: Qualified Bidders to submit bids for Project as described in this Document and in accordance with the Instructions to Bidders.
 - 1. Regulatory Requirements: Illinois Procurement Code is to govern submittal, opening, and award of bids.
- B. Project Identification: Lake Land Effingham Technology Center.
 - 1. Project Location: 1201 Althoff Drive, Effingham Illinois, 62401.
- C. Owner: Lake Land College; 5001 Lake Land Blvd, Mattoon, IL 61938.
 - 1. Owner's Representative: IKEMEFUNA "IKE" NWOSU, Ed.D. VICE-PRESIDENT FOR ACADEMIC SERVICES Phone: 217-234-5211 5001 Lake Land Blvd. Mattoon, IL 61938.
 - 2. Architect: Bailey Edward Design, Inc., Project Manager, James Auler, Project Architect 1103 S. Mattis Ave. Champaign, IL 61821 (312) 789-4007.
- D. Project Description: Project consists of THE PROJECT REPURPOSES A THREE-STORY OFFICE BUILDING INTO A DYNAMIC EDUCATIONAL SPACE FOR LAKE LAND COLLEGE. THE ORIGINAL OWNER WILL LEASE APPROXIMATELY 16,500 SF IN THE LOWER LEVEL OF THE BUILDING, WHILE THE REMAINDER WILL BE USED BY LLC AS ACADEMIC SPACE. THE SUPPORT SPACES WILL REMAIN. SOME OF THE EXISTING SPACES SUCH AS CONFERENCE ROOMS, OFFICES, HUDDLE SPACES, AND A LOWER-LEVEL CAFETERIA, WILL BE REUSED. THE SCOPE OF WORK IS IN THE OPEN OFFICE SPACE IN THE MID LEVEL, THE SPACE WILL BE CONVERTED TO ADAPTABLE CLASSROOMS AND LABS. SIMILARY, THE OPEN OFFICE IN THE UPPER LEVEL WILL BE REIMAGINED IN A FUTURE PHASE.
 - 1. Project cost range is anticipated to be under \$2,500,000.
- E. Construction Contract: Bids will be received for the following Work:
 - 1. General contract (all trades/single prime).

1.2 BID SUBMITTAL AND OPENING

- A. Bid Submittal, Printed: Owner will receive sealed Lump Sum bids until the Bid time and date at the location indicated below. Owner will consider bids prepared in compliance

with the Instructions to Bidders and delivered as follows:

1. Bid Date: July 30, 2024
2. Bid Time: 4:00 p.m. local time.
3. Location: Lake Land College, Main Campus, Office of the Vice President for Academic Services: 5001 Lake Land Blvd., Mattoon, IL 61938
4. Bids will be thereafter publicly opened and read aloud.

1.3 BID SECURITY

- A. Bid security shall be submitted with each bid in the amount of 5 percent of the bid amount. No bids may be withdrawn for a period of 60 days after opening of bids. Owner reserves the right to reject any and all bids and to waive informalities and irregularities.

1.4 PREBID MEETING

- A. Prebid Meeting, In Person: A prebid meeting for all Bidders will be held at:
 - a. Pre-Bid Meeting Date: July 16, 2024
 - b. Time: 1:00 p.m local time.
 - c. Location: 1201 Althoff Drive, Effingham, IL 62401
2. Prospective prime Bidders are requested to attend.
- B. Bidders' Questions: Architect will provide responses at prebid conference to Bidders' questions received up to two business days prior to conference. Submit requests for clarification and interpretation using method indicated in Instructions to Bidders.
- C. Site Walkthrough Meeting: A site walkthrough meeting for all Bidders will be held at Project location:
 - a. Pre-Bid Meeting Date: July 16, 2024
 - b. Time: 1:00 p.m local time.
 - c. Location: 1201 Althoff Drive, Effingham, IL 62401
2. Prospective prime Bidders are requested to attend.

1.5 BIDDING DOCUMENTS

- A. Bidding Documents, Printed: Obtain after July 10, 2023 by contacting:
 1. Eastern Engineering Champaign
Address: 404 E University Ave, Champaign, IL 61820
Phone: (217) 359-3261
Website: www.easternengineering.com
Hours: 8 am - 5 PM

2. Refundable Plan.

- B. Refundable Plan Deposit: \$150 for each set of bid documents. Two (2) sets maximum, Additional sets may be purchased without refund.
- C. Bidding Documents, Electronic: Obtain access after July 10, 2023 by contacting:
 - 1. Eastern Engineering Champaign
Address: 404 E University Ave, Champaign, IL 61820
Phone: (217) 359-3261
Website: www.easternengineering.com
Hours: 8 am - 5 PM
- D. Plan deposits will be refunded in full upon the return of the Bid Documents, in good condition, within thirty (30) days after the bid opening. The deposits of General Contractors, who do not submit a bonafide bid or do not return the Bid Documents within thirty (30) days after the bid opening, will not be refunded.
- E. Contractor and Subcontractor shall include in bids, the cost for the current prevailing wage (Illinois Prevailing Wage Act – 820 ILCS 130/0.01 et seq.). The Contractor shall ensure that any Subcontractors shall comply with the Illinois Prevailing Wage Act.

1.6 TIME OF COMPLETION

- F. By submitting a Bid, Bidder represents that Bidder will begin the Work on receipt of the Notice to Proceed and will complete the Work within the Contract Time indicated in the Bidding Documents.
- G. Beneficial Occupancy shall be achieved no later than January 20, 2025

1.7 BIDDER'S QUALIFICATIONS

- I. Once awarded the contract, the Contractor will furnish a satisfactory performance bond, execute the contract and proceed with the work. The Contractor shall indicate the amount of the performance bond on the bid form.
- J. Licenses: Bidders must be properly licensed under the laws governing their respective trades.
- K. Insurance and Bonds: A Performance Bond, separate Labor and Material Payment Bond, and insurance in a form acceptable to Owner will be required of the successful Bidder.
- L. Contractor's Qualification Statement: A completed AIA Document A305, "Contractor's Qualification Statement," with all exhibits will be requested from one or more Bidders following receipt of Bids.

Bailey Edward
23053

Lake Land Effingham
Technology Center
Effingham, Illinois

1.8 NOTIFICATION

- M. This Advertisement for Bids document is issued by Lake Land College, Main Campus, Office of the Vice President for Academic Services: 5001 Lake Land Blvd., Mattoon, IL 61938

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