

SECTION 00 01 02
PROJECT INFORMATION

PART 1 GENERAL

1.01 PROJECT IDENTIFICATION

- A. Project Name: _____, located at _____.
Project Name: Frontier Elementary School - Boiler Replacement & Mechanical Upgrades,
located at:
811 S. Railroad Street.
Brookston, Indiana 47923.
- B. The Owner, hereinafter referred to as Owner: Frontier School Corporation

1.02 PROJECT DESCRIPTION

- A. Summary Project Description: Boiler Replacement and Mechanical Upgrades.
Removal of existing heating water system including, but not limited to, (2) hot water boilers and gas burners, (2) heating water pumps, air separator, expansion tank, exhaust flue up through stack, gas piping, electrical connections and heating water piping as required.
Installation of heating water system including, but not limited to, (2) condensing boilers, (2) heating water pumps, air separator, expansion tank, combustion & exhaust, gas piping, (2) neutralization basins, and heating water piping as required. New starters and VFDs will be provided for each heating water pump. Contractor to reconnect existing heating water make-up line and route new gas piping to condensing boilers. Combustion and exhaust ducts will be routed up through the roof.
The Contractor is to note that existing acoustic ceiling tile systems will need to be removed, salvaged, and reinstalled, in some areas to facilitate the installation of new systems.
- B. Contract Terms: Lump sum (fixed price, stipulated sum).

1.03 PROJECT CONSULTANTS

- A. The Architect, hereinafter referred to as Architect: krM Architecture.
1. Address: 1020 Jackson Street.
2. City, State, Zip: Anderson, IN 46016.
3. Phone/Fax: (765) 649-8477.
4. E-mail: WWilliams@krMarchitecture.com.

1.04 PROCUREMENT TIMETABLE

- A. Pre-Bid Site Tour: July 9, 2025 @ 2pm EST at the project site.
Frontier Elementary School
811 S. Railroad Street
Brookston, Indiana 47923
- B. Last Request for Substitution Due: 7 days prior to due date of bids.
- C. Last Request for Information Due: 7 days prior to due date of bids.
- D. Bid Opening: July 22, 2025 @ 2pm EST at the ADMINISTRATION BUILDING.
Frontier School Corporation
126 E. Main Street
Chalmers, IN 47929
- E. Notice to Proceed: Anticipated to follow the scheduled school board meeting on July 28, 2025.
- F. Bids May Not Be Withdrawn Until: 30 days after due date.
- G. Desired Substantial Completion Date: Varies by scope.
Boiler Replacement (basebid scope): Replacement occurs over Fall Break (10/27/25-10/31/25).

Air Handling Unit Replacement (alternate scope): Replacement occurs over Winter Break (12/22/25-1/5/26).

iii. Fan Powered Variable Air Volume Equipment Replacement (alternate scope): Replacement occurs over Winter Break (12/22/25-1/5/26).

H. Desired Final Completion Date: TBD.

I. The Owner reserves the right to change the schedule or terminate the entire procurement process at any time.

1.05 PROCUREMENT DOCUMENTS

A. Availability of Documents: Complete sets of procurement documents may be obtained:

1. Copies of the Bidding Documents may be obtained from Eastern Engineering Supply, Inc, 9901 Allisonville Road, Fishers, IN, (317) 598-0661, www.easternengineering.com. There will be no cost for downloading electronic bidding documents. Costs associated with printed plans and specifications obtained from Eastern Engineering Supply Inc. are and will be incurred by and at the expense of the contractor and are non-refundable.

1.06 BID SECURITY

A. Bids shall be accompanied by a security deposit as follows:

1. Bid Bond of a sum no less than 5 percent of the Bid Amount on AIA A310 Bid Bond Form.
2. Security made payable to Owner in an amount of five percent of proposer's maximum proposal sum.

PART 2 PRODUCTS - NOT USED

PART 3 EXECUTION - NOT USED

END OF SECTION

SECTION 00 11 13
ADVERTISEMENT FOR BIDS

NOTICE IS HEREBY GIVEN THAT FRONTIER SCHOOL CORPORATION IN BROOKSTON, INDIANA, IS REQUESTING SEALED BIDS FROM INTERESTED FIRMS FOR FURNISHING ALL LABOR, MATERIALS, TOOLS, EQUIPMENT AND TRANSPORTATION NECESSARY FOR MECHANICAL SYSTEM UPGRADES OF THE FRONTIER ELEMENTARY SCHOOL AT 811 S. RAILROAD STREET, BROOKSTON, INDIANA 47923.

A single prime General Contract will be issued for the work.

The sealed bids will be received until July 22, 2025 at 2pm (EST).

Bids shall be delivered to:

Frontier School Corporation

Mr. Fred Unsicker – Superintendent

126 E. Main Street

Chalmers, IN 47929

Bids will be opened in public at the Frontier School Corporation at the same address listed above immediately after the posted time. All bids received after the above time shall be returned unopened. All work shall be in accordance with plans, specifications, and intent prepared by krM Architecture, 1020 Jackson Street, Anderson, IN 46016 and their consultants.

Interested parties may acquire plans and specifications in the following method:

Copies of the Bidding Documents may be obtained from Eastern Engineering Supply, Inc, 9901 Allisonville Road, Fishers, IN, (317) 598-0661, www.easternengineering.com. There will be no cost for downloading electronic bidding documents. Costs associated with printed plans and specifications obtained from Eastern Engineering Supply Inc. are and will be incurred by and at the expense of the contractor and are non-refundable.

- A. A one hundred percent (100%) performance bond, labor and materials payment bond will be required of the successful bidders.
 - 1. A five percent (5%) bid security in the form of an acceptable bid bond or certified check shall be submitted with all bids. Bonds shall be payable to the Frontier School Corporation.
 - 2. Each bidder will be required to comply with all applicable equal employment opportunity laws and regulations of the United States of America and the State of Indiana.
- B. All bidders are to follow the Indiana Public Bidding rules including being pre-qualified through the Indiana Department of Administration (IDOA). Note requirements/conditions for subcontractors to be pre-qualified.
 - 1. All bids shall be executed on the Indiana form 96 bid form which is included in the Project Manual. Additional bidding requirements are contained in the Project Manual.
- C. The Owner reserves the right to reject each and every bid or combination of bids, and to waive informalities, irregularities, and errors in bidding to the extent permitted by law. Additional bidding and contract requirements are listed in the project plans and specifications.
- D. A Pre-Bid Meeting for discussion of the Project scope and Schedule and to view the existing conditions will be held at Frontier School Corporation, Frontier Elementary School Office at 811 S. Railroad Street, Brookston, Indiana 47923 on July 9, 2025 @ 2pm (EST). It is recommended that all bidders attend the pre-bid meeting.
- E. Questions regarding the project can be directed in writing to the Architect:
 - 1. Winifrid Williams – Architect
 - 2. Phone: 765-649-8477 (office)
 - 3. Email: WWilliams@krMarchitecture.com

END OF SECTION

**SECTION 00 21 13
INSTRUCTIONS TO BIDDERS**

ON THE FOLLOWING PAGES IS MODIFIED AIA A701 INSTRUCTIONS TO BIDDERS.

SECTION 00 21 14 SUPPLEMENTARY INSTRUCTIONS TO BIDDERS PROVIDES OTHER INSTRUCTIONS AND REQUIREMENTS. SPECIFIC ITEMS MENTIONED IN SECTION 00 21 14 SUPERSEDE 00 21 13.

END OF SECTION