1. INVITATION

Sealed proposals for the following work will be received by the University of Kentucky, Construction Procurement Section, 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: **Ag Science North – Exterior Concrete Repair Project**, as set forth in the specifications and as shown on the drawings for as prepared by UK- Planning, Design and Construction Services and approved by the Construction Procurement Section and under the terms and conditions of this Invitation.

2. PROJECT DESCRIPTION

SCOPE OF WORK:

The Scope of Work for this Project is outlined below in summary. The total Scope of Work is outlined in the Contract Documents. The Contractor is responsible for noise control. The Contractor is responsible for relating instructions to all employees, Sub-Contractors and suppliers on site and, if needed, providing a language translation employee as required. No tobacco products, alcohol, drugs, firearms or fraternizing with students are allowed on site. If any the above is conducted, immediate dismissal from the Project will be enforced.

PROJECT DESCRIPTION:

Ag Science Building North – exterior concrete repair project. Repair 100% of all damaged concrete and recoat the entire exterior on this four story building as noted on the attached drawings by S&ME consultants.

If there is/are building exit door(s) in the vicinity of the work area, provide scaffolding with protective overhead and side protection to guard pedestrians from water spray and falling debris. Provide shop drawings of the proposed scaffolding assembly for approval by UK’s Project Manager prior to field fabrication. Per the UK Fire Marshal, the scaffolding is required to be, at a minimum, the same width as the existing exit door(s). Assume the minimum length to be 20’ from the face of the building.

Other areas of Ag N will remain in operation throughout the construction period. Interruptions to the required building exits must be coordinated with and approved by UK’s Project Manager. Careful scheduling with the User is required.

No noisy/vibration producing work may take place during normal working hours after Aug 23, 2017 – which is the first day of school. Coordinate after-hours work with UK if necessary after that date.

No work required on the south side’s one story connector lobby/auditorium.

Lightning system and floodlight work is by Others (N.I.C.)
Step 1:

Prior to beginning power spray work, cover all yard areas with filter fabric – sidewalks may remain exposed. Tent all trees/bushes with filter fabric. Protect the east side loading dock’s trench drain- and also the four roof drains on the north side’s first floor concrete canopy - with filtration material as approved by UK - to prevent paint particles from entering storm water system,

Submit product data that the detergent used in the spray cleaning is environmentally friendly – for approval by UK prior to proceeding.

It is acceptable to use the existing duplex receptacles and hose bibs on the perimeter of the Ag Science North Building – they are present on all 4 sides of the building.

Contractor staging area is the south side concrete driveway – access is from the west side circle drive. Lifts may park anywhere on the site as long as the yard is protected from rutting. Contractor to repair all such turf damage at end of the project.

At junction of slab overhangs and the curtain wall: grind a 1” width – down through the existing coatings to expose the existing concrete. The intent is to allow a new 1/2”x 1/2” x 1/8” stainless steel angle to be seated securely at this location to act as a screed – caulk in place. This new angle will also act as a guard to minimize power washer water from getting into the building under the window frame. Take care around existing out swinging doors -at building overhangs- to minimize water infiltration.

Remove lightning rods and cables from column tops and lay aside on the roof – reinstallation work by Others (N.I.C). Repair anchor holes. Note: cables laying on roof to remain.

Remove security floodlights from column tops and lay aside on the roof – reinstallation work by Others (N.I.C). Repair anchor holes. Note: electrical wiring/conduit laying on roof to remain.

Then high power wash (with cutting tip):

a. Defective concrete areas to remove old Neogard coatings. Then remove defective concrete, stabilize and bond/repair with patching materials.

b. All floor overhangs (49-1/2” wide) at all locations to remove old Neogard coatings. The intent is to permit a good bond between the existing newly-exposed overhang concrete and the new screed-to-slope cementitious material installed under Step 2.

Step 2:

Low power wash – with environmentally- friendly detergent-based cleaner - the entire building – including the windows and plaster/concrete soffits. No squeegee use on glass required. Include cleaning of the north side first floor ground-level canopy – topside, soffit and columns. Include the inside face of the first floor columns.

If additional defective areas are found then confirm/summarize all areas and calculate cost per the unit prices submitted by the contractor in his bid. Then resolve by change order, before proceeding further.
At 1/2” angle installed under Step 1, use the angle as a screed to taper the new cementitious material on the 49-1/2” wide overhangs for positive drainage, Taper down to minimum at outside edge.

Step 3:
Replace existing expansion joints with preformed EJ system.

Apply matching sand textured Neogard Neoflex coating to all new concrete.

Then apply Porter Acri-Shield acrylic paint to 100% of the building façade concrete – including soffits. Caulk at junctions of dissimilar materials. Include the north side first floor ground-level canopy – topside, soffit and columns. Include the inside face of the first floor columns – protect existing surface mounted lights – at this location - from paint overlap.

Coordinate painting of vertical sections of lighting arrestor cables with the lighting arrestor consultant. The intent is to have all cables in place prior to starting painting.

Step 4:
Add 4” high aluminum caps - with drip edge - to tops of all columns - at roof line.

Remove existing alum parapet caps. Add aluminum cover - with drip edge - at 22” wide roof overhang – all 4 sides of building - and lap up to top of parapet per the drawings. Reinstall existing alum parapet cap.

Reinstallation of column top lighting rods/cables and security floodlights is by others (N.I.C).

Step 5:
Clean up and restore site back to original condition. Roll up and disposed of filter fabric in all locations. Wash down trees and bushes if residue still remains after fabric removed. Sweep sidewalks and pavement clean of debris from the renovation.

Repair any rutting due to contractor’s vehicles or lifts.

Remove and dispose of filtration material at the east side loading dock’s trench drain, and at the four roof drains on the north side’s first floor concrete canopy.

3. METHOD OF RECEIVING BIDS

Bids will be received from Prime Contractors on a Lump Sum Amount for the total project. All phases of the work shall be bid to and through the Prime Contractors. 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, 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.

5. **SCHEDULE OF PROJECT**

The time for substantial completion for all phases shall be October 24, 2017 as specified in the Purchase Order, and Final Completion shall be 7 Calendar days thereafter. Substantial Completion will include all site restoration completed, site clean-up and fully functional.

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.

7. **PLANS AND SPECIFICATIONS REVIEW**

Specifications, Plans and Contract Documents may be examined at the following places:

- UK Central Purchasing website

8. **OBTAINING PLANS AND SPECIFICATIONS**

Plans, Specifications and Official Bid documents are no longer available from the University of Kentucky, Construction Procurement Division. The University and Lynn Imaging have an agreement for duplicating and distribution services for University construction projects. 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

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

Payments for Plans, Specifications and Official Bid Documents must be made to Lynn Imaging before a set of documents will be issued.

Notes: Contractors that receive plans and specifications from other sources than Lynn Imaging must request a “Form of Proposal” from the University’s Purchasing Representative to be registered as plan holders and to receive addendums.

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-2246-18**

**BID DATE: 08.02.2017 at 3:00 P.M. LEXINGTON TIME**

Bids, upon their receipt by the University of Kentucky, 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. **MINORITY BUSINESS ENTERPRISE PARTICIPATION**

The University of Kentucky is committed to increasing the participation of minority business enterprises in construction and renovation projects, and encourages the use of minority subcontractors and material suppliers. All contractors should make an effort to locate and use minority business enterprises in bidding this project. For assistance in identifying minority vendors and subcontractors, the contractors may contact: The Kentucky Procurement Assistance Program, 500 Mero Street, 23rd Floor, Frankfort, Kentucky 40601,(800-838-3266) email address CED.kpap@ky.gov, and/or The Office of Business & Occupational Development, Transportation Cabinet, 200 Mero Street, Suite 614, Frankfort, Ky. 40622, (502-564-3601) Attn: Mr. Melvin Bynes, email address Melvin.Bynes2@ky.gov

Bidders using minority enterprises as subcontractors and material suppliers are requested to identify these contractors 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.

12. **RIGHT TO REJECT**

The University of Kentucky, 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. **PRE- BID CONFERENCE**

A Pre-Bid Conference will be held on **July 20, 2017 at 10:00am @ Ag Science North, North Side Lobby, 1100 South Limestone Street, Lexington, KY** located on the campus of the University of Kentucky. Decisions and Clarification’s discussed at this meeting will be incorporated into the bid documents 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.
14. **WRITTEN QUESTIONS**

Anyone wishing to discuss specific items is requested to submit the items in writing to Matthew Spalding Capital Construction Procurement, no later than 07.24.2017 at 1:00pm. Written questions can be submitted by email to: matthew.spalding@uky.edu and sbowlin@uky.edu or fax to 859.257.1951.

**Note:** Responses to Written Questions received no later than 07.24.2017 at 1:00pm will be provided in an addendum.

15. **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.

16. **POST BID MEETING**

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

Signed: 

Matt Spalding  
Contracting Officer

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:  [http://www.uky.edu/Purchasing/](http://www.uky.edu/Purchasing/)