

**Community Development**

**REQUEST FOR PROPOSAL**

**OWNER: MILLE LACS BAND OF OJIBWE DATE ISSUED: 8 OCTOBER 2020**

**43408 OODENA DRIVE**

**ONAMIA, MN 56359 BID DATE: 4 NOVEMBER 2020**

**PROJECT: Mille Lacs Marine Building Renovations**

**TO: Qualified General Contractors**

**THIS IS NOT A CHANGE ORDER NOR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED HEREIN.**

The Mille Lacs Band of Ojibwe, Community Development office will be accepting sealed lump sum bids for commercial renovation work to be performed at the former Mille Lacs Marine Building, located in Onamia, MN. Bids will be due Wednesday 4 November, 2020 at 3:00 PM. Bids received will be opened and qualified by the Mille Lacs Band of Ojibwe on Thursday 5 November 2020 at 8:30 AM. This is a Federal Davis-Bacon Commercial prevailing wage job.

**A mandatory pre-bid site visit will be held on: Monday 19 October 2020 at 1:00 PM. We will meet at the building at 38627 U.S. Highway #169, Onamia, MN 56359 located near the corner of Highway #27 and Highway #169.**

General Notes:

1. It is the Contractors responsibility to identify any and all discrepancies in the scope of work, not meeting Industry Standards or that which is inconsistent with the International Building Code (IBC), and Mille Lacs Band of Ojibwe 2019 MLB Project Specification Book.
2. All electrical wiring, apparatus and equipment for electric light, heat and power, technology circuits or systems shall comply with the rules of the Department of Commerce or the Department of Labor and Industry, as applicable, and be installed in conformity with accepted standards of construction for safety to life and property.
3. Contractor must reconnect all utilities, service panel or service feed. Also includes gas, propane. Include such equipment or materials identified in the pre-bid conference.
4. Contractor will secure all permits and fees.
5. Contractor is responsible for a thorough investigation of the scope of work.
6. Contractor will repair any damage to the property or structure created by the scope of work.
7. Contractor shall be responsible for all debris removal related to all work performed under this work scope.
8. Contractor to carry Builder’s Risk insurance on project for duration of construction.
9. NO WORK SHALL BE PERFORMED UNTIL ALL REQUIRED PERMITS HAVE BEEN ISSUED AND COPIES IN THE POSSESSION OF THE PROJECT COORDINATOR AND /OR MILLE LACS BAND BUILDING OFFICIAL.

**COMMUNITY DEVELOPMENT WILL, TO THE GREATEST EXTENT FEASIBLE, GIVE PREFERENCE IN THE AWARD OF CONTRACT TO INDIAN ORGANIZATIONS AND INDIAN-OWNED ECONOMIC ENTERPRISES.**

**Work Scope:**

# Contractor to supply and install (2) 4-post vehicle lifts. One each in the north bay and the center bay. Lift Model BendPak HD9-XL. Provide and install the following lift accessories: (2) BendPak Rolling Bridge Jack RBJ-6000 to be installed on the North bay lift and (1) BendPak Rolling Drain Pan DP-30 on the center bay lift.

1. Lift installation to follow manufacture recommendations. Existing floor has in floor hydronic radiant heat. Contractor to use care when anchoring lift posts. Install anchor bolts, leveling nuts and grout with high strength grout to complete the lift post installation.
2. Fix existing CO monitoring and exhaust system. Include replacement of CO exhaust fan and control panel.
3. Supply and install stand up compressor model number# Ingersoll Rand Type-30 Reciprocating Air Compressor (Fully Packaged) — 7.5 HP, 230 Volt 3 Phase, Model# 2475N7.5-P. Install electrical connection as required by the compressor manufacturer.
4. Install galvanized air distribution piping system to the end of each bay including 6 drops. Coordinate location of air outlets with Owner.
5. Replace all existing lights interior and exterior with new LED lights. Allowance for lighting fixtures to be $8,500. Include allowance and installation labor in base bid.
6. Replace on-demand electric water heater. Unit size to match
7. Add (3) 240 volt outlets. Add Subpanel if necessary
8. Supply 4 yards of class 6 material and spread at rear of shop bays doors.
9. Add eye wash station/shower at East wall. Include all related plumbing required for installation.
10. Demo and replace (4) garage door openers at all bays. Liftmaster 8500 Elite series wall mounted units. Modify existing electrical system and track / bracketry as required to complete the installation.
11. Adjust all door tracks, replace all door rollers, and bottom door weatherstrip. Adjust tensioner springs as needed for smooth operation.
12. Provide and install parts wash station at South wall. CleanMaster 200 30-gallon washer with soak tank Model CM200.
13. Cap all unused plumbing drops
14. Remove carpet in office area.
15. Prep Floor including water sealing and crack filling
16. Apply Sherwin Williams Epoxy to office area. Primer to be 33 Epoxy Primer/sealer, top coat 650 SL/RC.
17. Add partition wall in office area. This will include all required framing, drywall, painting, metal door frame, hardware and solid core wood door in Maple.
18. Add (4) duplex power outlets in partitioned area. One each on each wall. Add (2) data jacks with CAT5 in area. All to be surfaced mounted in conduit.
19. Prep/paint front door
20. At center floor drain, replace all floor drain grates. Provide (2) 7ft wide solid steel plates at the two lift locations.
21. Saw cut 3ft of existing bituminous along entire length of building both front and back. Install reinforced concrete apron and ensure positive drainage away from the building. Remove any vegetative growth between the existing asphalt and building foundation.
22. Replace On-demand water heater with Rheem Performance 36kw self modulating 7.02 GPM tankless water heater

Project Allowance: Contractor shall include a $10,000.00 allowance in the base bid to cover any hidden or unforeseen repair or replacement of defective work not identified in the scope of work. Contractor to notify Project Manager of any items that may need correction or repair. Allowance may not be used without owners authorization. All work approved under this allowance will be billed on a time and material plus 10% profit basis.

*Specified Product Substitutions: All proposed product substitutions must be approved by the Project Manager 5 days prior to bid. Any approved substitutions, will be made available to all bidders.*

**Contacts:**

**Interested bidders shall contact Mike Moilanen – Director of Planning and Project Management (office) or at** [**mike.moilanen@millelacsband.com**](mailto:mike.moilanen@millelacsband.com) **to be included on the bidder’s list in the event that any addendums are issued for this project.**

Mobilization:

1. The Contractor shall be capable of mobilizing his equipment and crews within seven days of the receipt of Notice to Proceed.
2. Contractor shall provide means and methods for all building phases of construction.

Bidding notes:

1. Submit proposal in lump sum (supply and install), not to exceed amount
2. All Contractors (including subcontractors) must comply with Commercial Davis Bacon wage requirements (Mille Lacs County prevailing wages rates will apply).
3. All Contractors must provide the following along with their bid submittal:
   1. Completed and signed MLB Community Development Construction Bid Form
   2. A copy of Current MLB Vendor’s License (or a copy of the submitted application)
   3. A copy of Current Insurance Certificate
   4. A copy of Subcontractor/Material Supplier list
   5. A copy of Authorized Signature Sheet (submitted with first bid submittal)
4. All Contractors must comply with all Mille Lacs Band of Ojibwe American Indian Employment requirements (see 18 MLBSA § 5). Contact Lori Trail at (320) 532-4778.

**All proposals MUST be mailed and labeled as follows:**

**Mille Lacs Band of Ojibwe**

**Commissioner of Community Development**

**Sealed bid: Mille Lacs Marine Building Renovations**

**P.O. Box 509**

**Onamia, MN 56359**

\*\*Please note that the bids must be submitted via mail to the P.O. Box.

FedEx and UPS will not deliver to a P.O. Box and the Onamia post office will not accept hand delivered items. Please plan accordingly to ensure the timely receipt of your bid submittal. **\*\***

**\*\*The Band reserves the right to reject any bid that it is unable to collect at the Onamia post office by the bid deadline date and time, provided that the Band has made diligent and reasonable efforts to collect the bid. The Band reserves this right even in the event that the bid has been postmarked before the deadline.**

**PROPOSALS NOT SUBMITTED IN THIS MANNER WILL BE REJECTED.**

**COMMUNITY DEVELOPMENT/PROJECT MANAGEMENT RESERVES THE RIGHT TO REJECT ANY AND ALL BIDS FOR ANY REASON.**

**PERMIT AND CONTRACTOR REQUIREMENTS:**

Permits: Contractors are responsible to attain all necessary permits for all work, including Mille Lacs Band of Ojibwe (MLBO) Permits.

Licensing:

1. Firms must be licensed with the Mille Lacs Band of Ojibwe. A copy of this license (or the license application) must accompany each bid. Licensing process can take several weeks. If you are not currently licensed with the MLBO, please submit a copy of your license application along with your proposal. . Contact Elizabeth Thornbloom at (320)532-8274 or via email at [EThornbloom@grcasinos.com](mailto:EThornbloom@grcasinos.com) with questions regarding licensing and for the license application.

Bonding Requirements:

In accordance with 2016 MLB Project Specification Book Section III (see below).

SECTION III – PERFORMANCE AND PAYMENT BONDS

Bidding Requirements and Contract Forms

1. MLBSA Section 17 Procurement Statue Ordinance 03-06 states the following:

Section 17. Bonding

1. In construction contracts that are federally funded or deemed commercial, bonding is required. These types of contracts shall demand a performance bond not less than twenty (20%) percent of the total contract price, but not to exceed $500,000.00. A performance bond requirement is to ensure that, if a contractor defaults, the Band may request that the surety pay the expense incurred to complete the construction contract.
2. In addition, all construction contracts identified as federally funded or commercial shall be covered by a payment bond equal to one payment installment or cover subcontractors/suppliers as determined by the Contracting Officer or his agents. The payment bond must contain language stating that if the contractor fails to make a payment to its subcontractors/suppliers, the surety will make the necessary payment.

SECTION II – BIDDING FORMS

Bidding Requirements and Contract Forms

COMMUNITY DEVELOPMENT

PROJECT MANAGEMENT

FY 2020 CONSTRUCTION BID FORM

REQUIRED FOR ALL BIDS

**FIRM NAME: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**JOB/PROJECT: : Mille Lacs Marine Building Renovations**

**LUMP SUM PRICE:**

(*Labor and materials*):

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(Written Value) (Dollar Amount)

**Acknowledgement of Addendum(s): 1) \_\_\_\_\_\_\_\_\_\_ date 2) \_\_\_\_\_\_\_\_\_\_\_date 3) \_\_\_\_\_\_\_\_\_\_\_date**

**BID GUARANTEE PERIOD:**

I agree to hold this bid open for a period of **120 days** after the bid opening. If this bid is accepted I agree to execute a Contract and/or a Purchase Order with the Mille Lacs Band of Ojibwe along with furnishing all required bonding (if required) and insurances.

**TERO COMPLIANCE:**

I understand that this company, its subcontractors and all employees performing work on this project will be expected to comply with all Mille Lacs Band TERO Compliance Regulations. Upon being informed that I will be awarded a contract for this project, I will submit all required TERO Compliance Plans directly to the MLB TERO Office for review and approval.

**Acknowledgement of TERO Compliance: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**ATTACHMENTS REQUIRED: Failure to provide any of these attachments will result in bid disqualification.**

* MLB BID FORM (MUST BE SIGNED)
* MLBO VENDOR LICENSE
* COPY OF CURRENT INSURANCES
* LETTER FROM BONDING SURETY (If required)
* COPY OF MINNESOTA CONTRACTORS LICENSE (if required)
* SUB-CONTRACTOR/SUPPLIER LIST (Include values)

**NAME: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_TITLE:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**SIGNATURE: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_DATE:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**FIRM NAME: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_TELEPHONE:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**ADDRESS: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

**EMAIL ADDRESS: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**