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Notice to Contractors

Ray Building Renovation

PT 3106

The project is for a major renovation to the Ray Building of approximately 60,000 SF across four floors. The existing masonry structure is a contributing building located in the Augusta Mental Health Institute (AMHI) Historic District, which is listed on the National Register of Historic Places. The renovation consists of interior space reconfiguration; interior finish upgrades; mechanical, electrical, and plumbing systems upgrades; addition of a fire sprinkler system; foodservice equipment; thermal envelope upgrades; asbestos abatement; exterior masonry repairs; and site/civil and structural repairs. Interior spaces include office space, break rooms, restrooms and locker rooms, meeting spaces, a biology/water laboratory, file storage areas, and a commercial kitchen with dining area. Submit Requests for Information by email to lorrie.picard@woodplc.com by 2:00 PM on 19 April 2022.

The cost of the work is approximately \$ 12,000,000. The work to be performed under this contract shall be completed on or before the Final Completion date of *31 October 2023*.

1. Submit bids on a completed Contractor Bid Form, plus bid security when required, all scanned and included as an attachment to an email with the subject line marked "**Bid for Ray Building Renovation**" and addressed to the Bid Administrator at: BGS.Architect@Maine.gov, so as to be received no later than **2:00:00 p.m.** on **29 April 2022**.

Bid submissions will be opened and read aloud at the time and date noted above at the Bureau of General Services office, accessible as a video conference call. Those who wish to participate in the call must submit a request for access to BGS.Architect@Maine.gov.

Any bid received after the noted time will not be considered a valid bid and will remain unopened. Any bid submitted by any other means will not be considered a valid bid. The Bid Administrator may require the Bidder to surrender a valid paper copy of the bid form or the bid security document in certain circumstances.

Questions on the bid opening process shall be addressed to the Bid Administrator: Jill Instasi, Bureau of General Services, 77 State House Station, Augusta, Maine 04333-0077, BGS.Architect@Maine.gov.

2. The bid shall be submitted on the Contractor Bid Form (section 00 41 13) provided in the Bid Documents. The Owner reserves the right to accept or reject any or all bids as may best serve the interest of the Owner.
3. Bid security *is required* on this project.
If noted above as required, the Bidder shall include a satisfactory Bid Bond (section 00 43 13) or a certified or cashier's check for 5% of the bid amount with the completed bid form submitted to the Owner. The Bid Bond form is available on the BGS website.
4. Performance and Payment Bonds *are required* on this project.
If noted above as required, or if any combination of Base Bid and Alternate Bids amounts selected in the award of the contract exceeds \$125,000.00, the selected Contractor shall furnish a 100% contract Performance Bond (section 00 61 13.13) and a 100% contract Payment Bond (section 00 61 13.16) in the contract amount to cover the execution of the Work. Bond forms are available on the BGS website.

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5. Filed Sub-bids *are not required* on this project.
6. There *are no* Pre-qualified General Contractors on this project.
If Pre-qualified General Contractors are identified for this project, the name of each company, with their city and state, are listed below.
7. An on-site pre-bid conference *will be* conducted for this project.
If a pre-bid conference is scheduled, it is *mandatory* for General Contractors and optional for Subcontractors and suppliers. Contractors who arrive late or leave early for a mandatory meeting may be prohibited from participating in this meeting and bidding. *Pre-bid conference will be conducted Tuesday, 12 April 2022 @ 10:00 am at the Ray Building, Tyson Drive, Augusta, Maine.*
8. Bid Documents - full sets only - will be available on or about *31 March 2022* and may be obtained *electronically or as printed sets purchased at cost* from:
Xpress Copy Plan Room
17 Westfield Street
Portland, ME 04101
(207) 775-2444 <https://www.xpressplanroom.com>
9. Bid Documents may be examined at:

<i>AGC Maine</i>	<i>Construction Summary</i>
<i>188 Whitten Road</i>	<i>734 Chestnut Street</i>
<i>Augusta, ME 04330</i>	<i>Manchester, NH 03104</i>
<i>Phone 207-622-4741 Fax 207-622-1625</i>	<i>Phone 603-627-8856 Fax 603-627-4524</i>