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Notice to Contractors

DDPC - Pooler Pavillion Demolition

BGS Project #3667

The Pooler Pavilion demolition scope pertains to a 1949 three-story building with a mirrored 1961 three-story addition. It is located to the northwest section of the Dorothea Dix Psychiatric Center campus in Bangor, Maine. Combined, the building totals approximately 78,000 GSF (gross square feet). It has been closed and unoccupied for approximately 10 years. The scope of work is the complete demolition of the Pooler Pavilion.

NOTE: The anticipated start date is June 17, 2024, pending final completion and certification of ongoing building abatement. Anticipated substantial completion November 15, 2024 with the final punch list items, including but not limited to: loam & seed to be scheduled with BGS approval for seasonal appropriateness.

The cost of the work is approximately \$ 2,800,000. The contract shall designate the Substantial Completion Date on or before *November 15, 2024*, and the Contract Final Completion Date on or before *December 20, 2024*.

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 Pooler Pavilion Demolition**" and addressed to the Bid Administrator at: BGS.architect@maine.gov, so as to be received no later than **2:00 on March 19, 2024**.

Bid submissions will be opened and read aloud at the time and date noted above at the virtual meeting hosted by BGS, 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: BGS.Architect@maine.gov, and must be received by 2:00pm on March 12, 2024. Final Addendum if required, will be issued March 14, 2024.

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

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the contract amount to cover the execution of the Work. Bond forms are available on the BGS website.

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. *The date of the walk through is March 8, 2024 at 9:00am. The group will meet at the Dorothea Dix Psychiatric Campus main entrance parking lot located at 656 State Street, Bangor, then proceed to the Pooler Pavilion site.*
8. Bid Documents - full sets only - will be available on or about *Febuary 22, 2024* and may be obtained *as a downloadable PDF at no cost on the BGS website. Website link from:*
<https://www.maine.gov/dafs/bgs/business-opportunities>
Invitation for Bids
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</i>	<i>Phone 603-627-8856</i>
<i>Fax 207-622-1625</i>	<i>Fax 603-627-4524</i>

Dodge Data & Analytics
Phone 413-376-7032