



R.K. REDDING CONSTRUCTION, INC.

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Invitation to Bid & Bidders Instructions

Northside Elementary School HVAC Replacement – Polk County, Georgia

R.K. Redding Construction, Inc. has been selected to serve as the Construction Manager and General Contractor for Polk County Schools in the construction of Northside Elementary School HVAC Replacement, to be constructed at 100 N Phipot Street, Cedartown, Georgia. The project is a summer HVAC replacement. The renovation will consist modifications of an existing elementary school HVAC and associated electrical modifications. Additionally, this project will include the framing of exterior walls to accommodate the new mechanical systems along with new exterior metal panels at these locations. This work is scheduled to begin May 28, 2022 with a mandatory final project completion July 25, 2022. The project Architect is James W. Buckley & Associates, located at P.O. Box 466 Albany, Ga 31701.

This project is subject to the Davis Bacon Compliance Act. All bidders must comply with all requirements listed in spec section 00 0500.

Proposals will be received at the office of R.K. Redding Construction, Inc., 412 Sangamore Road, Bremen, Georgia 30110 **at 2:00 PM (EST) on Thursday, March 17, 2022**. Emailed proposals will be acceptable and can be sent to bid@RKRedding.com. Bids should be submitted on the provided Bid Form with the relevant Work Package notation on the form. **Subcontractors bidding Work Packages with base bids in excess of \$50,000.00 will be required to provide a bid bond in the amount of 5% of the total bid. Bidders will also be required to provide the costs associated with providing a 100% Performance & Payment Bonds and should provide the added cost of these bonds on the Proposal Form in the space provided.** Subcontracts and purchase orders will be issued directly by R.K. Redding Construction, Inc. to the successful bidders. RKR reserves the right to award subcontracts and purchase orders for the project based on the criteria of scope inclusiveness, firm history and capability, financial stability, ability to provide bonds, cost, etc. in the best interest of the project and Owner.

Bidders should refer to the following provided Work Package List for selection of the package(s) your firm intends to submit a bid. Next, refer to the related individual Work Package Description, which provides work scope details. Please contact Rachel Wheeler at rgw@rkredding.com for electronic copies of the CM-Proposal Form/Bid Form, CM-Detailed Work Packages, or should you need further assistance. Questions and RFI's pertaining to the bid documents shall be submitted via email to Gerald Shumake at gas@RKRedding.com. RFI responses will be addressed via addenda so that all interested bidders can view any dialogue. **All RFI's must be received by March 10, 2022 at noon. Combination work package bids will be accepted as long as separate individual work package bids are also submitted for each package include in the combo bid. Please clearly state which work packages are being combined in the combination bid on CM-Proposal Form.**

Bid documents may be examined at the office of R.K. Redding Construction, Inc. or by emailing Rachel Wheeler (rgw@rkredding.com) and she will send you an invitation to bid from Building Connected.

Link to bid documents:

https://drive.google.com/drive/folders/1F_vFyPXVgHqcdhDRPkkENd6NcnZdRhDG?usp=sharing

Thank you in advance for your interest in bidding this project with R.K. Redding Construction. Please call with any questions you may have concerning the project.

Respectfully,

R.K. REDDING CONSTRUCTION, INC.

Gerald Shumake
Project Manager

Work Package List

Northside Elementary School Renovations HVAC Replacement Polk County, Georgia

Notes: 1. All Work Packages listed are Turn-Key (materials, labor & equipment), unless noted as “Material Only” or “Material Only or Turn-Key” (subcontractor or supplier should specify which on Bid Form)

<u>Package #</u>	<u>Work Description Summary</u> (see following individual Work Package Descriptions for details)
2-A	Selective Interior Demolition
7-A	Formed Metal Wall Panels and Sheet Metal Flashing and Trim
7-B	Joint Sealants
8-A	Door Hardware (Materials Only)
8-B	Door Hardware Installation
9-A	Gypsum Board Assemblies, Thermal Insulation, Non-Structural Metal Framing, Fluid – Applied Membrane Air/Vapor Barriers and Sheathing
9-B	Painting
23-A	HVAC Systems, Controls, and Associated Gas piping
26-A	Electrical Systems