

## **NOTICE TO BIDDERS**

Sealed proposals will be received by the State of North Carolina through UNC Charlotte in the **Facilities Management and Police and Public Safety (FMPPS) Building (Attn: Patrick Jones, Project Manager), 9151 Cameron Blvd., Charlotte, NC 28262** in **room 206** up to **2:00pm on October 22, 2024**, and immediately thereafter publicly opened and read for the furnishing of labor, materials and equipment entering into the construction of

### **Repairs to King Building and Memorial Hall.**

The project mainly consists of building enclosure repairs at the King Building and a roof replacement at Memorial Hall (base bid). Additional repairs at the King Building and Memorial Hall are included as alternates.

Bids will be received for single prime contract type. All proposals shall be lump sum.

### **Pre-Bid Meeting**

An **open pre-bid meeting** will be held for all interested bidders on **October 8, 2024, at 10:00am** at **room 141C of Memorial Hall, 8905 University Rd., Charlotte, NC 28262**. The meeting will address specific questions, issues, bidding procedures and bid forms. Attendance is not mandatory but is encouraged. Visitors may park in the Cone Visitor Parking Deck.

The meeting is also to identify preferred brand alternates and their performance standards that the owner will consider for approval on this project.

In accordance with General Statute GS 133-3, Specifications may list one or more preferred brands as an alternate to the base bid in limited circumstances. Specifications containing a preferred brand alternate under this section must identify the performance standards that support the preference. Performance standards for the preference must be approved in advance by the owner in an open meeting. Any alternate approved by the owner shall be approved only where (i) the preferred alternate will provide cost savings, maintain or improve the functioning of any process or system affected by the preferred item or items, or both, and (ii) a justification identifying these criteria is made available in writing to the public.

In accordance with GS133-3 and SCO procedures the following preferred brand items are being considered as Alternates by the owner for this project:

1. Roof membrane manufacturer at Memorial Hall: Sika Sarnafil. See Section 075419 "Polyvinyl-Chloride (PVC) Roofing".

Justification of any approvals will be made available to the public in writing no later than seven (7) days prior to bid date.

Complete plans, specifications and contract documents will be open for inspection in the offices of UNC Charlotte and SKA Consulting Engineers, Inc. and in the following plan rooms:

- Associated General Contractors, Carolinas Branch.
- McGraw-Hill Dodge Corporation, Eastern Regional Office.
- Reed Construction Data, Norcross, GA.
- Hispanic Contractors Association of the Carolinas (HCAC), Charlotte, (877) 227-1680.
- Metrolina Minority Contractors Association, 3124 W. Trade Street, Unit A, Charlotte, NC 28202, (704) 332-5746.

or may be obtained by those qualified as prime bidders. Files will be issued electronically only. A plan deposit is not required.

**NOTE:** The bidder shall include with the bid proposal the form *Identification of Minority Business Participation* identifying the minority business participation it will use on the project and shall include *Affidavit A*. Forms and instructions are included within the Proposal Form in the bid documents. Failure to complete these forms is grounds for rejection of the bid. (GS143-128.2c Effective 1/1/2002.)

All contractors are hereby notified that they must have proper license(s) as required under the state laws governing their respective trades.

**NOTE--SINGLE PRIME CONTRACTS:** Under GS 87-1, a contractor that superintends or manages construction of any building, highway, public utility, grading, structure, or improvement shall be deemed a "general contractor" and shall be so licensed. Therefore, a single prime project that involves other trades will require the single prime contractor to hold a proper General Contractors license. **EXCEPT:** On public buildings being bid single prime, where the total value of the general construction does not exceed 25% of the total construction value, contractors under GS87- Arts 2 and 4 (Plumbing, Mechanical & Electrical) may bid and contract directly with the Owner as the SINGLE PRIME CONTRACTOR and may subcontract to other properly licensed trades. [GS87-1.1- Rules .0210](#)

General contractors are notified that Chapter 87, Article 1, General Statutes of North Carolina, will be observed in receiving and awarding general contracts. General contractors submitting bids on this project must have license classification for General or S(Roofing).

Each proposal shall be accompanied by a cash deposit or a certified check drawn on some bank or trust company, insured by the Federal Deposit Insurance Corporation, of an amount equal to not less than five percent (5%) of the proposal, or in lieu thereof a bidder may offer a bid bond of five percent (5%) of the bid executed by a surety company licensed under the laws of North Carolina to execute the contract in accordance with the bid bond. Said deposit shall be retained by the owner as liquidated damages in event of failure of the successful bidder to execute the contract within ten days after the award or to give satisfactory surety as required by law.

A performance bond and a payment bond will be required for one hundred percent (100%) of the contract price.

REPAIRS FOR KING BUILDING AND MEMORIAL HALL  
UNC CHARLOTTE  
SCO ID 23-25933-01A; SKA PROJECT NO. 230392.1

Payment will be made based on ninety-five percent (95%) of monthly estimates and final payment made upon completion and acceptance of work.

No bid may be withdrawn after the scheduled closing time for the receipt of bids for a period of 30 days.

The owner reserves the right to reject any or all bids and to waive informalities.

Designer:  
SKA Consulting Engineers, Inc.  

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4651 Charlotte Park Drive Suite 150  

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Charlotte, NC 28217  

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Owner:  
UNC Charlotte  

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9201 University City Blvd.  

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Charlotte, NC 28223  

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